

Pinnels Road  
Wellingborough  
NN8 6BF

£290,000



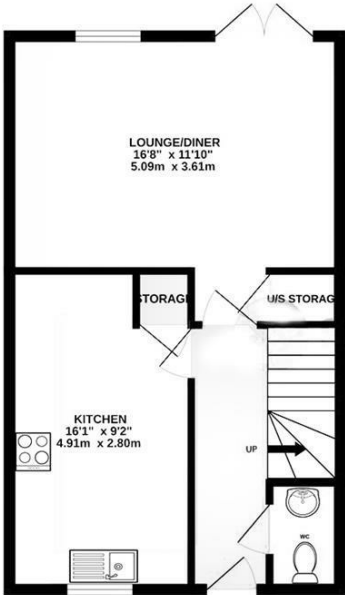
OSCAR JAMES

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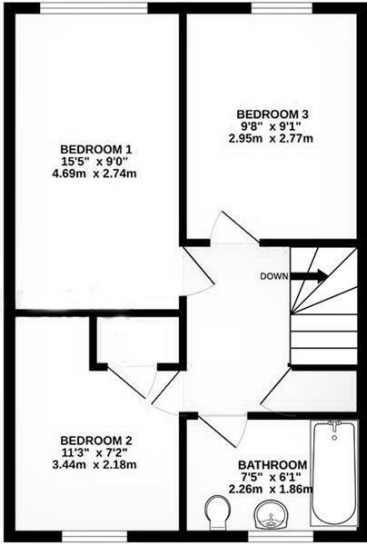


# FLOOR PLANS

GROUND FLOOR  
467 sq.ft. (43.4 sq.m.) approx.



1ST FLOOR  
476 sq.ft. (44.2 sq.m.) approx.



TOTAL FLOOR AREA: 914sq.ft. (84.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## AT A GLANCE...



Lounge/Diner



Kitchen/Breakfast Room



Three Bedroom



Family Bathroom & Cloakroom



Front & Rear Gardens



Off Road Parking



## WHAT'S GREAT?

Nestled on Pinnels Road in the charming town of Wellingborough, this immaculate end-terrace house offers a splendid opportunity for first-time buyers and families alike. Spanning an approximate 914 square feet, the property features three generously sized bedrooms, providing ample space for comfortable living.

As you step inside, you are greeted by a bright and airy open lounge diner, which creates a perfect setting for both relaxation and entertaining. The thoughtful layout fosters a warm and inviting atmosphere, allowing for seamless interaction with family and friends. Additionally, the well-appointed cloakroom enhances the convenience of this delightful home.

Outside, the property boasts parking for two vehicles, a highly sought-after

feature in today's market. The location is particularly advantageous, with easy access to local amenities, schools, and transport links, ensuring that all your daily needs are within easy reach.

This end-terrace house is not only in immaculate condition but also represents a fantastic opportunity to establish a comfortable and stylish home in a desirable area. Whether you are embarking on your journey into homeownership or seeking a property that combines space and convenience, this residence is sure to meet your needs. Do not miss the chance to make this lovely house your new home. With a £200 per year Estate Charges, this property is both efficient and affordable.

...expect excellence





# SELLER'S SECRET

The property has a very generous frontage, We've loved living here, the area has a great sense of community which is why we don't intend on moving too far.



## Why we like it....

This property has a bright and welcoming feel from the moment you walk through the front door and throughout internal viewings highly recommended.

To buy or not to buy....

OSCAR JAMES

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