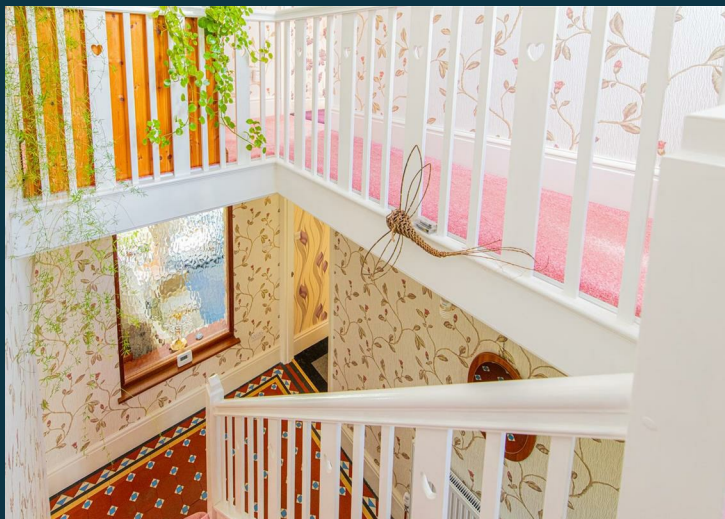


4 Nest Lane
Wellingborough
NN8 4AU

£415,000



OSCAR JAMES

...expect excellence



WHAT'S GREAT?

Nestled on the charming Nest Lane in Wellingborough, this exceptional three-bedroom detached house presents a unique opportunity for both family living and potential business use. The property has been thoughtfully extended to include the potential for a self-contained annexe, making it ideal for multi-generational living or as a separate space for guests or a home office.

Upon entering, you will find four spacious reception rooms that provide ample room for relaxation and entertainment. The well-designed layout ensures that each area flows seamlessly into the next, creating a warm and inviting atmosphere. The three generously sized bedrooms offer comfortable retreats, while the three bathrooms cater to the needs of a busy household.

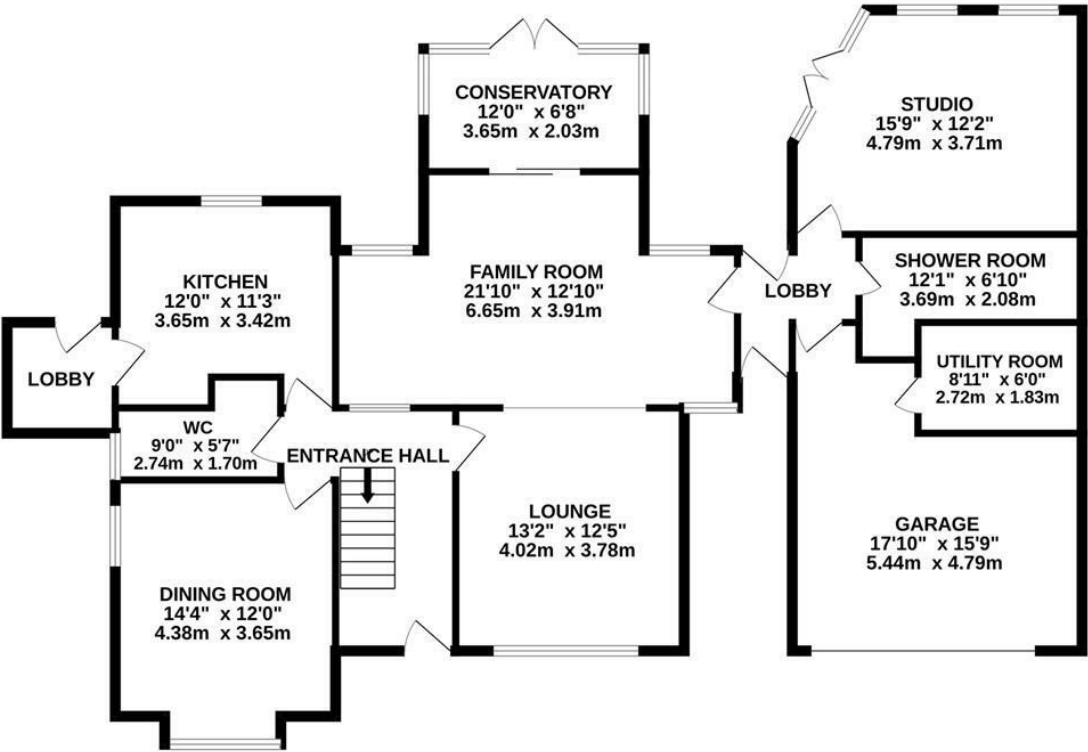
In addition to its impressive living space, this substantial family home boasts a large garage and additional off-road parking, ensuring convenience for residents and visitors alike. The good-sized garden offers a delightful outdoor space for children to play, gardening enthusiasts, or simply enjoying the fresh air.

This property is not only a wonderful family home but also presents exciting possibilities for those looking to incorporate a business element into their lifestyle. With its prime location and versatile layout, viewing this remarkable property is essential to fully appreciate all it has to offer. Don't miss the chance to make this unique house your new home.

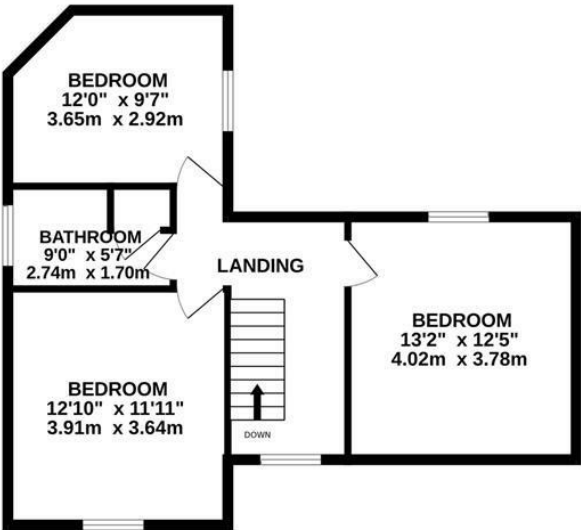
...expect excellence

Floor Plan

GROUND FLOOR
1500 sq.ft. (139.4 sq.m.) approx.



1ST FLOOR
578 sq.ft. (53.7 sq.m.) approx.



TOTAL FLOOR AREA : 2078 sq.ft. (193.1 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...



Four Reception Rooms &
Potential for Separate Annex



Fitted Kitchen & Utility Rooms



Three Double Bedrooms



Family Bathroom, Shower Room
& W,C



Front & Generous Rear Gardens



Double Garage & Off Road
Parking





SELLER'S SECRET

We found a cache of art work in the loft from a former local artist, Mr Verow. This is now part of the house and will be staying with the property. You're not just buying this house but the history too.



Why we like it....

Insulated from the road by flora & fauna, as soon as you entre the driveway you are transported to a property with private feel to it. Having restored some the period features and open living space over looking the garden, viewings come highly recommended.

OSCAR JAMES

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| NN8 4HT
01933 830300
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To buy or not to buy....
