

Troon Crescent  
Wellingborough  
NN8 5WG

£440,000

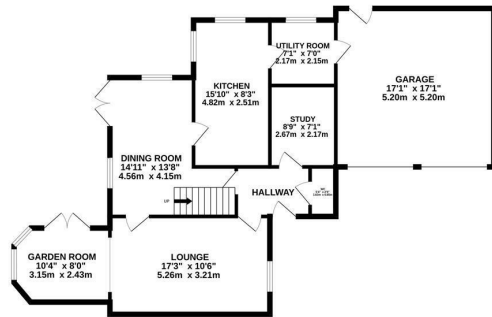


OSCAR JAMES

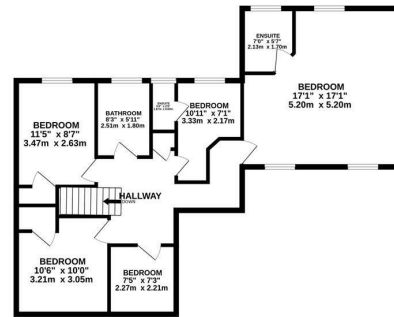
...expect excellence

# FLOOR PLANS

GROUND FLOOR  
1011 sq.ft. (93.9 sq.m.) approx.



1ST FLOOR  
824 sq.ft. (76.6 sq.m.) approx.



TOTAL FLOOR AREA : 1835 sq.ft. (170.5 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.

Made with Metropix ©2026



## AT A GLANCE...



Lounge, snug and dining room plus study



Kitchen with utility room



Five bedrooms



W/c plus 2 ensuites and family bathroom



Wrap around garden



Driveway plus double garage



## WHAT'S GREAT?

Nestled away at the end of this private driveway is this deceptively large five-bedroom detached property. The property sits on a generous plot with a stunning wrap around garden. The property offers a great amount of space which allows for versatile living which would be ideal for a growing family. The property offers a great location and offers a good degree of privacy. The property also benefits from excellent road routes and is a short drive to Wellingborough train station. Local shops and amenities are also only a short distance away.

The accommodation briefly comprises on the ground floor a great size lounge which is open plan through to the garden room / snug. The kitchen to the rear offers further access to the dining room and utility room. There are also a study and W/c. The double garage can also be accessed via the utility room

giving further potential for conversion. To the first floor there are five well-proportioned bedrooms which boast two ensuite shower rooms as well as the family bathroom.

Outside to the front is a block paved driveway offering parking for two cars then leading into the double garage. The stunning rear garden stretches from the side area and along the rear of the property. The garden is mainly laid to lawn and has a beautiful selection of shrub borders and flower beds.

This property must be viewed to appreciate the overall size and position and space the property has to offer. Call now to book your property viewing.

...expect excellence



# SELLER'S SECRET

This has been a great family home. The location is great and within close distance to local amenities. The garden and the space the property offers has been great for our family offering lots of space and we hope the new owner enjoys the property as much as we have.



## Why we like it....

This deceptively large property sits on a generous plot and offers a good degree of privacy whilst offering a large amount of accommodation and is set back at the end of this cul de sac location.

To buy or not to buy....

# OSCAR JAMES

Central Hall 1a High Street, | Wellingborough |  
NN8 4HT  
01933 830300  
[www.oscar-james.com](http://www.oscar-james.com)

---

---

---

---

---