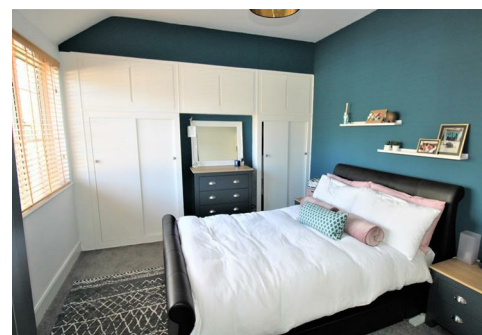


ASHWOOD ROAD, NORTHAMPTON, NN5

£235,000

A Beautifully Presented Two Bedroom Victorian terraced home, Located in the Heart of Duston Village



Chelton Brown are delighted to offer this irresistible two bedroom Victorian style terrace property situated in the heart of Duston Village. The property is of excellent order throughout and benefits from separate reception rooms, large landscaped rear garden with summer house, modern kitchen and bathroom.

Accommodation comprises: entrance hall, lounge, dining room, kitchen, ground floor cloakroom / w.c, cellar, two bedrooms and a large three piece bathroom. In addition the property benefits from UPVC double glazing (where specified) and gas radiator central heating.

EPC rating D.

- Two Bedroom Victorian Terraced
- Separate reception rooms
- Refitted large bathroom
- Immaculate throughout
- Landscaped rear garden
- Summer House
- Village Location
- Close to amenities
- Sought after location

ASHWOOD ROAD, NORTHAMPTON, NN5

Hall

Entrance via UPVC double glazed door. Wood panelling to dado height. Tiled flooring, Stairs rising to first floor. Doors to lounge and dining room.

Reception Room One 10'6" x 10'10"



Tiled hearth with wall mounted electric fire. Exposed floorboards. uPVC double glazed window to front aspect.

Reception Room Two 8'4" x 10'10"



Beautifully presented living area with Open brick fireplace with space for fire, tiled hearth and wooden mantle over. UPVC double glazed window to rear aspect.

Kitchen 9'5" x 8'4"



Offering a range of wall and base mounted cabinets and drawers with work surfaces over. Sink and drainer with mixer tap over. Integrated oven and hob. Space for white goods. Tiled splash backs and tiled flooring. Radiator. UPVC double glazed window to side aspect. Door to cellar.

Lobby

Utility cupboard with space for white goods and storage shelving.

WC



Low level w.c. Tiled splash backs. Quarry tiled flooring. Frosted single glazed window to rear aspect.

Store

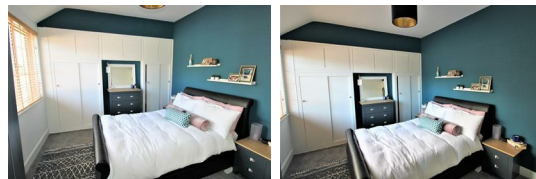
Window to rear.

Basement



Stairs leading to the basement. Very versatile space for storage or other purpose

Bedroom 1 10'6" x 14'3"



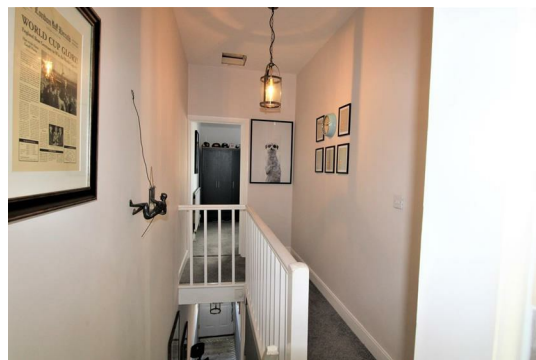
Fitted wardrobes. Radiator. UPVC double glazed window to front aspect.

Bedroom 2 8'4" x 8'8"

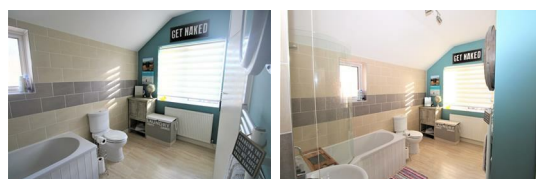


Radiator. Fitted wardrobe. UPVC double glazed window to rear aspect

Landing




Bathroom

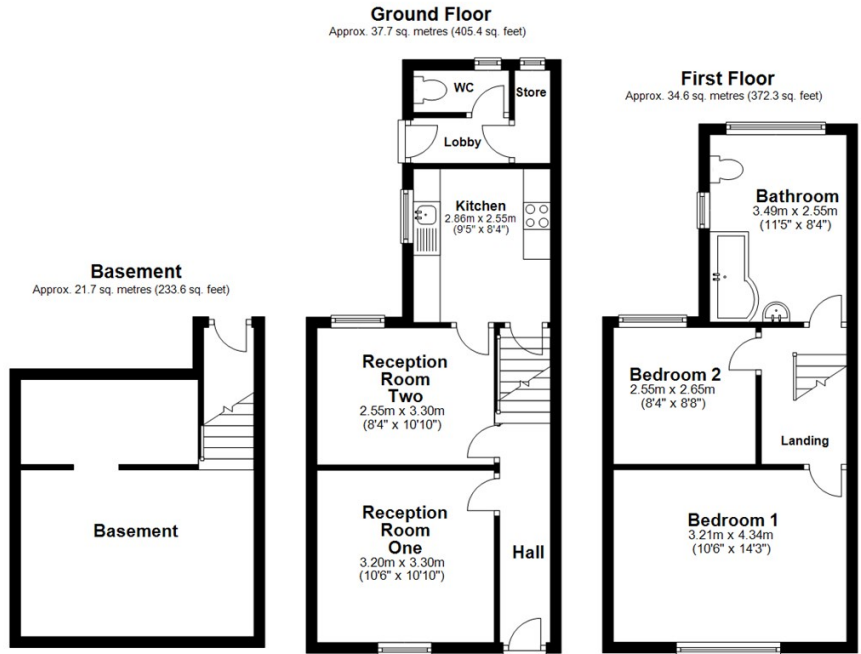


A large refitted Bathroom comprising of panelled bath with mains shower over, pedestal wash hand basin with mixer tap and low level w.c. Tiled floor with further tiling to splash backs. Airing cupboard. Heated towel rail. uPVC double glazed window to rear aspect.

ASHWOOD ROAD, NORTHAMPTON, NN5

Price £235,000

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Total area: approx. 94.0 sq. metres (1011.3 sq. feet)

Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the plan produced using PlanUp.

