

CHARLES ORLEBAR

Estate Agents & Auctioneers



65 Northampton Road, Rushden, NN10 6AJ

Offers In Excess Of £800,000





65 Northampton Road

Rushden, NN10 6AJ

- 5 Double Bedrooms
- Refurbished throughout
- Sought after location
- Over 3000sqft
- 4 Ensuites
- Gym (could be converted back to double garage)
- Large drive with ample offroad parking
- No onward chain

Welcome to this stunning and exceptional 5 bedroom family home, boasting over 3,200 sq. ft. of beautifully designed living space. Situated on one of Rushden's most prestigious addresses, this residence offers the perfect blend of contemporary style, generous proportions, and prime location. In a prime location, positioned within walking distance of Rushden Lakes, this home provides easy access to high-end shopping, fantastic restaurants, and leisure facilities. Additionally, the charming market town of Higham Ferrers is just a short stroll away, offering independent boutiques, cozy pubs, and delightful eateries.

The current owner has thoughtfully remodelled the property to create a modern, light-filled, and versatile home, ideal for a growing family or those who love to entertain.

- 5 Generous Bedrooms – Four of which feature their own en-suite bath/shower rooms.
 - Luxurious Master Suite – Complete with a dressing area and eaves storage.
 - Versatile Second Bedroom (Ground Floor) – Featuring a walk-in wardrobe.
 - Third Bedroom with Dressing Room – Offering even more storage and privacy
 - Impressive Kitchen/Breakfast Room – Overlooking the rear garden, this stunning space features a large island, ample room for a family-sized dining table, and direct access to a home office, utility room, and pantry.
 - Elegant Dining Room – With a roof lantern flooding the space with natural light, seamlessly flowing into the beautiful drawing room.
 - Additional Sitting Room – A peaceful and spacious retreat, ideal for relaxation.
- Set within wrap-around gardens, this property offers incredible outdoor space, including:
- Extensive driveway parking for multiple vehicles—ideal for hosting guests.
 - South-facing rear garden with a huge patio area, perfect for summer BBQs and entertaining.

This home is also immaculately presented throughout, boasting a modern and trendy aesthetic. A rare opportunity to own an exceptional home in a prime Rushden location.



Hall	
WC	
En-suite	
Bedroom 2	15'11" x 12'11" (4.86m x 3.93m)
En-suite	
Walk in Wardrobe	
Living Room	19'10" x 13'11" (6.05m x 4.23m)
Drawing Room	12'6" x 12'8" (3.80m x 3.85m)
Dining Room	10'9" x 10'11" (3.27m x 3.33m)
Kitchen/Breakfast Room	15'10" x 21'10" (4.83m x 6.65m)
Office	6'8" x 9'10" (2.02m x 3.00m)
Utility	5'4" x 7'2" (1.63m x 2.18m)



Pantry	5'4" x 4'2" (1.63m x 1.27m)
Gym	
Landing	
Bedroom 1	15'2" x 21'8" (4.63m x 6.60m)
En-suite	
Dressing Room	9'11" x 8'11" (3.01m x 2.73m)
Bedroom 3	8'10" x 13'0" (2.69m x 3.97m)
En-suite	
Dressing Room	9'11" x 8'11" (3.01m x 2.73m)
Bedroom 4	12'8" x 13'6" (3.85m x 4.12m)
En-suite	
Bedroom 5	12'7" x 13'3" (3.83m x 4.04m)





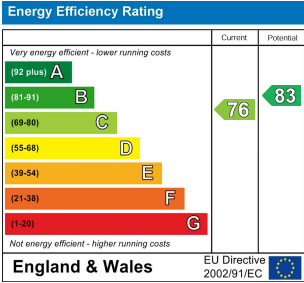
Floor Plans



Location Map



Energy Performance Graph



Council Tax Band: F
North Northants

Tenure: Freehold

Viewing

Please contact our Sales Office on 01933313600 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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