19 Old Forge Drive West Haddon NORTHAMPTON NN6 7ET £220,000











- TWO BEDROOM
- FANTASTIC VILLAGE LOCATION
- TWO PARKING SPACES
- NO ONWARD CHAIN

- MODERN MID TERRACE
- DOUBLE GLAZING
- ENCLOSED REAR GARDEN
- ENERGY EFFICIENCY RATING D

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A two bedroom modern mid terrace home located in the popular Northamptonshire village of West Haddon. The property is in need of some cosmetic improvement and in brief the accommodation comprises; entrance hall, kitchen, and lounge/dining room to the ground floor. To the first floor there are two bedrooms and a fitted bathroom. Externally, there is a well maintained rear garden, and two allocated parking spaces. The property further benefits from gas central heating to radiators and upvc double glazing.

The property is located in one of Northamptonshire's most desirable villages which is nestled amongst farmland and countryside yet allows for easy access to M1/M6, Rugby and Northampton. The village of West Haddon boasts local amenities to include a local grocery store, a range of public houses, 'All Saints' C of E church, West Haddon primary school, and is also in the catchment for Guilsborough secondary school. NO ONWARD CHAIN.

Accommodation Comprises

Entry via front entrance door into:

Entrance Hall

Radiator. Archway to kitchen. Connecting door to:

Lounge

17'7" x 11'10" (5.37m x 3.62m)

Feature fireplace with gas fire, conglomerate hearth and timble mantle. Two radiators. Stairs rising to the first floor landing. Window and door opening to rear garden.

Kitchen

7'11" x 7'11" (2.42m x 2.42m)

Fitted with a range of base and wall mounted units. Roll top work surface space incorporating a sink and drainer unit with mixer tap. Coordinating part tiled walls. Integrated electric oven and gas hob with extractor hood over. Space and plumbing for a washing machine. Space for an upright fridge/freezer. Window to front aspect.

First Floor Landing

Access to loft space. Storage cupboard. Connecting doors to:

Bedroom One

11'10" x 9'10" (3.62m x 3.00m)

Window to rear. Radiator. Built in double wardrobe.

Bedroom Two

10'10" x 6'9" (3.32m x 2.06m)

Window to front. Radiator. Built in single wardrobe.

Bathroom

Fitted with a modern white suite to include; panelled bath with mixer shower over, low level w.c., and a pedestal wash hand basin. Fully tiled walls. Frosted window to front elevation.

Front Garden

Pathway to entrance. Area laid to lawn. Wall to the front boundary.

Rear Garden

Mainly laid to lawn. Decking area adjacent to the rear of the property. Timber shed. Timber fencing to boundaries. Rear pedestrian gate.

Allocated Parking

Two allocated parking spaces.

Agents Note

Council Tax Band: B

Energy Efficiency Rating: D











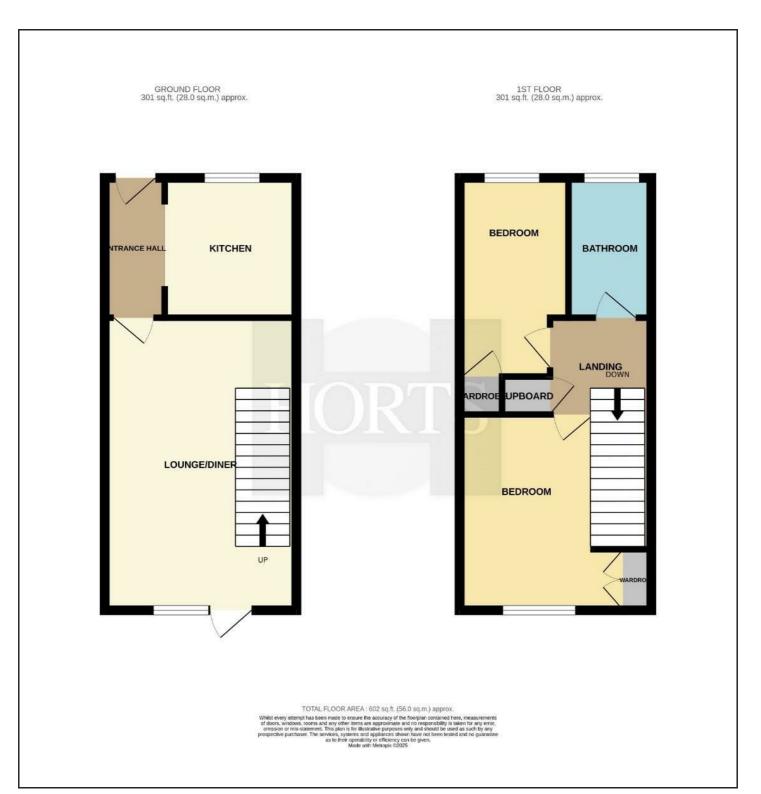


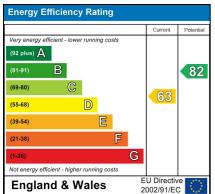














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