



37 Neptune Road  
Wellingborough, NN8 1RD



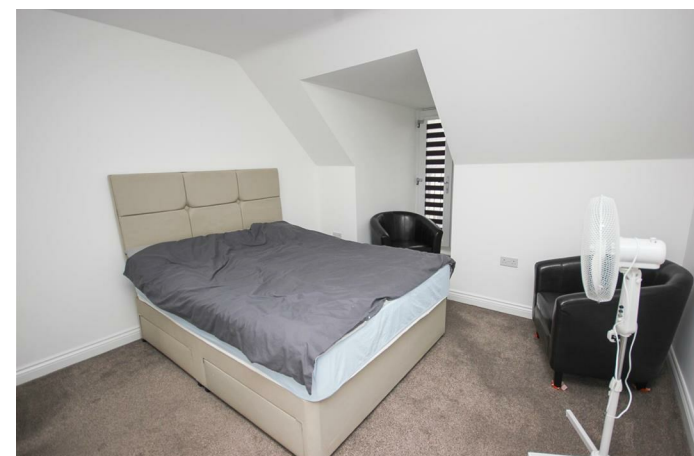
**Simpson & Weekley**

Situated near the train station and town centre this delightful semi detached townhouse on Neptune Road, Wellingborough offers the perfect blend of comfort and convenience. The property boasts three bedrooms and two bathrooms, providing ample space for a growing family or those who love to entertain guests. As you step inside, you are greeted by an inviting entrance hall that leads to a well-appointed kitchen, a convenient downstairs WC, and a lounge with doors opening to the garden, perfect for enjoying a cup of tea on a sunny afternoon. The middle floor of the house features two bedrooms, along with a family bathroom. On the top floor, you will find the master bedroom complete with an ensuite bathroom. To the rear of the property there is a fully enclosed garden with gated side access and convenient parking space for two vehicles at the front, ensuring you never have to worry about finding a spot after a long day. Service charge is £275.55 per year. EPC ordered. Council tax band C.

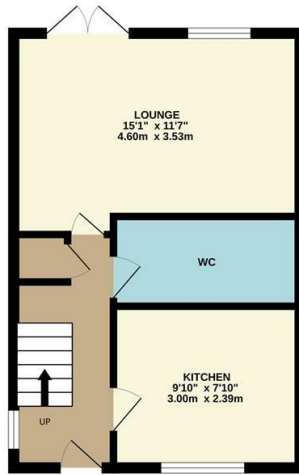


Asking Price £295,000

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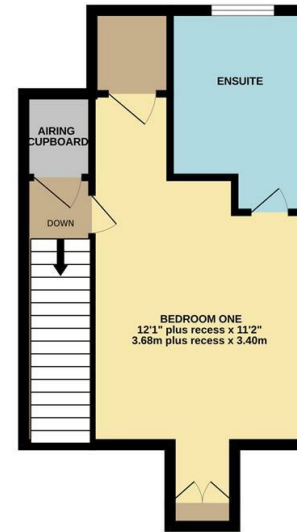
GROUND FLOOR



1ST FLOOR



2ND FLOOR



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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Energy Efficiency Rating

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



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