



44 Hatton Park Road
Wellingborough, NN8 5AH



Simpson & Weekley

Nestled in the prestigious area of Hatton Park Road, Wellingborough, this charming semi-detached house offers a delightful blend of comfort and modern living. Spanning an impressive 1,097 square feet, the property boasts three well-proportioned bedrooms, making it an ideal home for families or those seeking extra space.

Upon entering, you are greeted by a spacious hallway with several storage cupboards leading through to the airy and light open-plan living area offering a refitted kitchen with built in appliances that seamlessly combines functionality with style. This inviting space is perfect for both relaxation and entertaining, providing a warm atmosphere for family gatherings or social events. The property has been thoughtfully extended, enhancing the living space and ensuring that it meets the needs of contemporary lifestyles.

The enclosed rear garden is a true gem, offering a private sanctuary for outdoor enjoyment. Whether you wish to cultivate a garden, host summer barbecues, or simply unwind in the fresh air, this outdoor space is sure to impress. Additionally, there is brick built store (12'3 x 9'7) which lends itself to many uses such as a home office, a bar or 'kids den'. There is private gated access at the side of the property, providing peace of mind and access to ample off-road parking with additional electric charger points at the front.

This home is situated in a highly sought-after location, known for its tranquil surroundings and community spirit. With convenient access to local amenities, schools, and transport links, it presents an excellent opportunity for those looking to settle in a vibrant area.

In summary, this extended semi-detached house on Hatton Park Road is a perfect blend of space, style, and location, making it a must-see for prospective buyers. Don't miss the chance to make this lovely property your new home.

EPC 62/D. Council tax band C.

Price £375,000



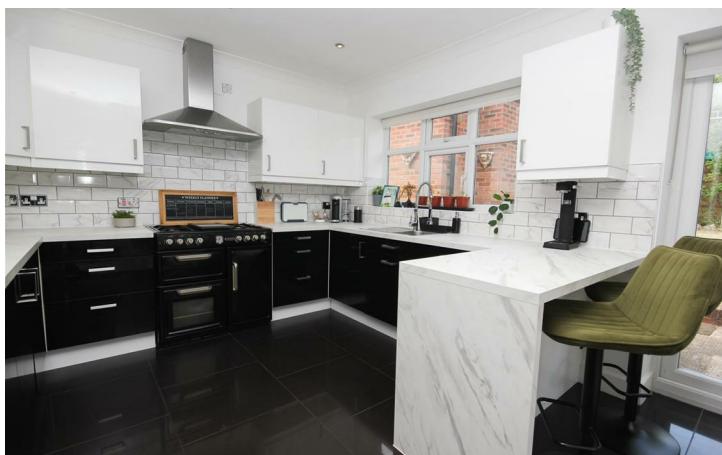
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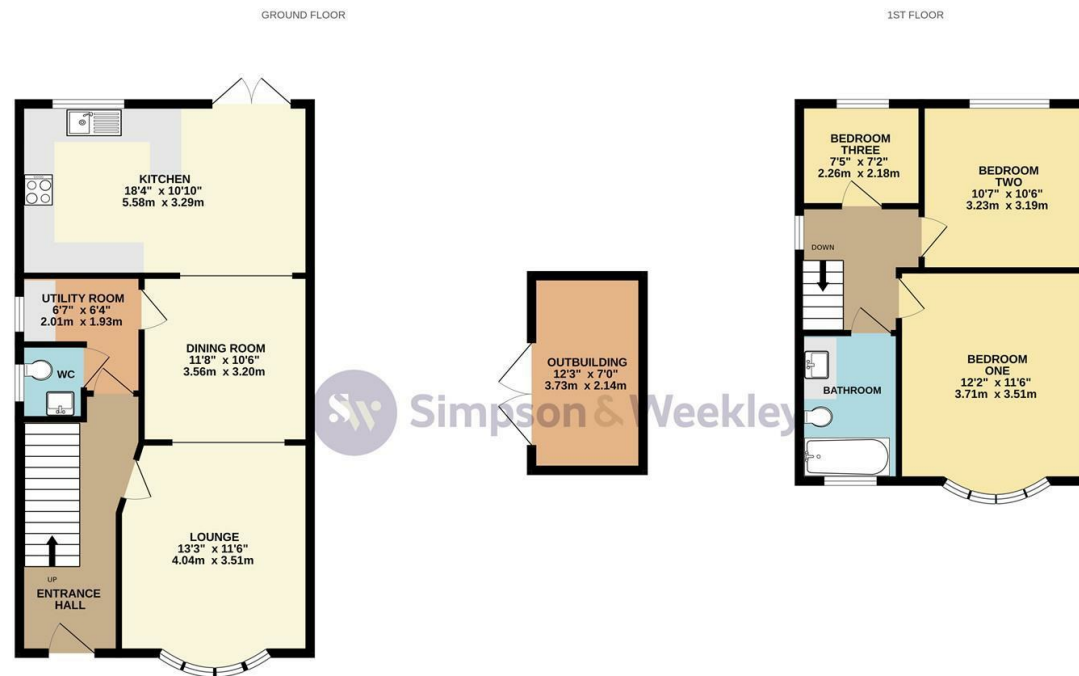


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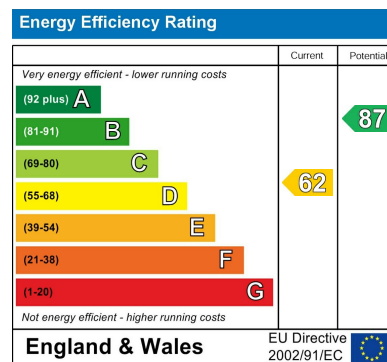


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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan 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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