

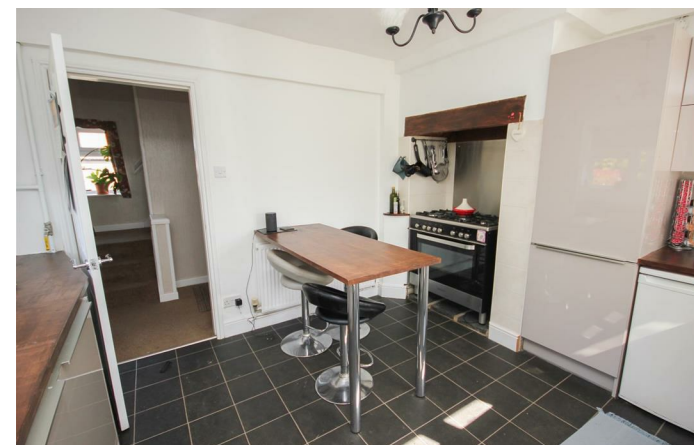


12 St. Marys Road
Bozeat, NN29 7JU

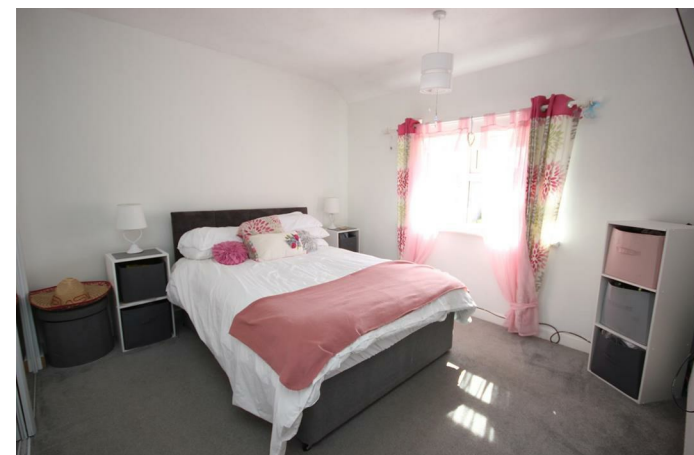


Simpson & Weekley

Nestled in the charming village of Bozeat, Wellingborough, this delightful semi detached house on St. Marys Road offers a perfect blend of comfort and practicality. The property features three well proportioned bedrooms, making it an ideal home for families or those seeking extra space. Upon entering, you are welcomed by a spacious lounge/diner, complete with a real open fire, creating a warm and inviting atmosphere for relaxation and entertaining. The fitted kitchen leads seamlessly to a large utility room, which includes a convenient WC and ample storage space, ensuring that all your household needs are met. The first floor boasts two generous double bedrooms alongside a sizeable single bedroom, providing plenty of room for rest and personalisation. The main bathroom is thoughtfully designed to cater to the needs of the household. Outside, the property truly shines with a large patio area that is perfect for al fresco dining and gatherings. The covered eating area is equipped with an outdoor kitchen and a pizza oven, making it a fantastic space for entertaining friends and family. Additionally, an outdoor gym offers a unique opportunity for fitness enthusiasts to maintain an active lifestyle in the comfort of their own home. There is off road parking for one vehicle to the front of the house. EPC 68/D. Council tax band B.



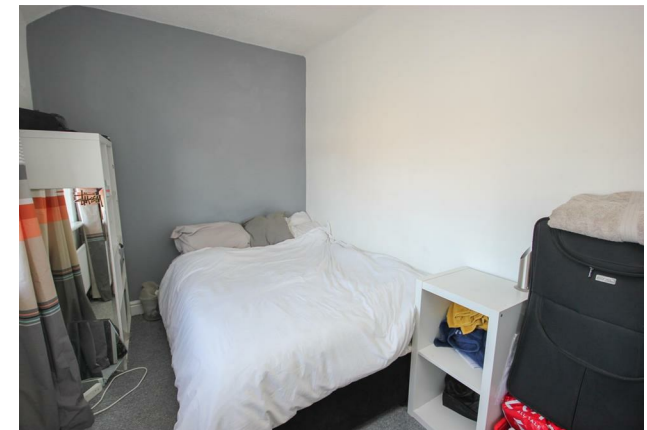
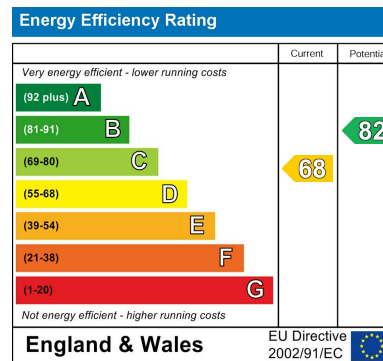
Asking Price £299,950



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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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