



6 Hornbeam Close
Podington, NN29 7HZ



Simpson & Weekley

Nestled in the charming village of Podington, Hornbeam Close presents an exceptional opportunity to acquire a delightful detached house. This well-appointed residence boasts four spacious bedrooms, making it an ideal family home. The property features two inviting reception rooms, perfect for both relaxation and entertaining guests.

Convenience is key, with a downstairs shower room and a first-floor bathroom, ensuring ample facilities for the entire household. The enclosed rear garden offers a private outdoor space, ideal for children to play or for hosting summer gatherings. Additionally, the property includes a garage and off-road parking for two vehicles, providing practicality and ease for daily living.

Situated in a peaceful cul-de-sac, this home benefits from a tranquil village location while still being within easy reach of local amenities. Whether you are looking for a serene retreat or a family-friendly environment, this property is sure to meet your needs. With its blend of comfort, space, and convenience, Hornbeam Close is a wonderful place to call home.

Asking Price £450,000



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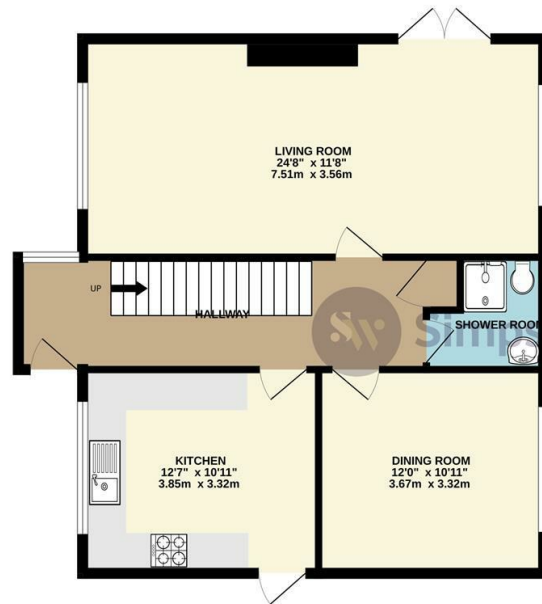


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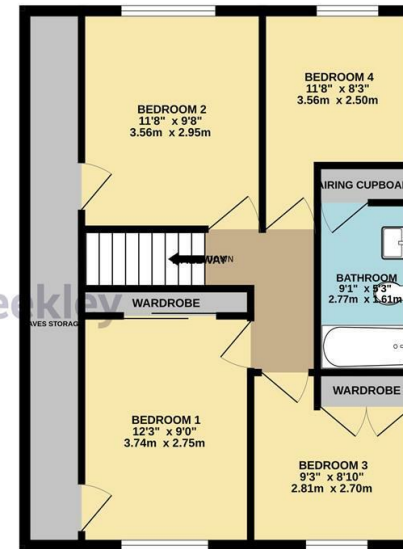


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GROUND FLOOR
717 sq.ft. (66.7 sq.m.) approx.



1ST FLOOR
597 sq.ft. (55.5 sq.m.) approx.



TOTAL FLOOR AREA: 1315 sq.ft. (122.1 sq.m.) approx.

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
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	64	71
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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