

98a Rushden Road, Wymington, North Bedfordshire, NN10 9LH



£485,000 Freehold

Ready to Move Into! This stunning, recently fully modernised and extended detached bungalow is now being advertised for sale with no onward chain, via ourselves, the Sole Selling Agents. Situated on Rushden Road, this property has been completely renovated and extended, now boasting three double bedrooms, two bathrooms, sitting room, open plan kitchen/dining/family room, utility room, very large loft space with new roof, much driveway parking, garage and a large, delightful, rear garden. This property would be ideal for someone wanting that modern, flexible, all-on-one-level living with good space provided, in a non-estate locality.

Location

The property can be found along Rushden Road, on the Rushden / Bedfordshire border, being a continuation of Wymington Road, Rushden. The property is identified by our 'For Sale' board. Viewings should be made via ourselves the Sole Selling Agents on 01933 316316.

Council Tax Band

D

Energy Rating

Energy Efficiency Rating - C73
Certificate number - 2415-5084-4002-0096-8306

Accommodation

Entrance Hall

Storage cupboard. Access to main rooms. Access to very large loft space via loft ladder. The loft is open plan, therefore ensuring straightforward scope for a loft conversion, if so required, subject to planning etc. Within the loft space there is the Gledhill stainless steel, high pressure, indirect, unvented hot water cylinder.

Bedroom 1

10'11" x 10'11" (3.32m x 3.32m)
Maximum measurement, plus bay window, including fitted wardrobe.

En-suite Shower Room / WC

Bedroom 2

11'11" x 11'0" (3.64m x 3.35m)
Maximum measurement, including fitted wardrobes.

Bedroom 3

11'11" x 11'2" (3.64m x 3.41m)

Sitting Room

18'1" x 11'1" (5.52m x 3.39m)

Kitchen / Dining / Family Room

19'3" x 15'5" (5.86m x 4.69m)
Maximum measurement. Fitted appliances to include: Electric double oven. Electric ceramic hob. Extractor. Dishwasher. Fridge. Freezer.

Utility Room

5'4" x 10'11" (1.62m x 3.32m)
Ideal logic + boiler, approximately 2 years old, serviced 5/2/24. Freestanding washing machine.

Bath / Shower Room / WC

Airing cupboard with radiator.

Outside

Front

Much driveway parking is provided. "In and out" drive. Side gate to rear garden.

Garage

13'8" x 7'1" (4.18m x 2.16m)
Minimum measurement. Up and over door to front. Rear door.

Rear

Rear Garden

A large and well matured rear garden, being very private. Main patio/terrace area, leading on to a mainly lawned garden with established trees, fruit trees, shrubs etc. Garden path. Pond. Shed. Greenhouse. Rear wooded area. (this then backs on to open fields beyond).

Summerhouse

7'5" x 5'6" (2.27m x 1.69m)
Minimum internal measurement.

Agents Note

If you make arrangements to view and/or offer on this property, Mike Neville Estate Agents will request certain personal and contact information from you in order to provide our most efficient and professional service to both you and our vendor client.

To view our Privacy Policy, please visit www.mike-neville.co.uk/privacy

Money Laundering Regulations 2017

We are required to obtain proof of identity and proof of address, as well as evidence of funds and source of deposit, on or before the date that a proposed purchaser's offer is accepted by the vendor (seller).

Floorplans

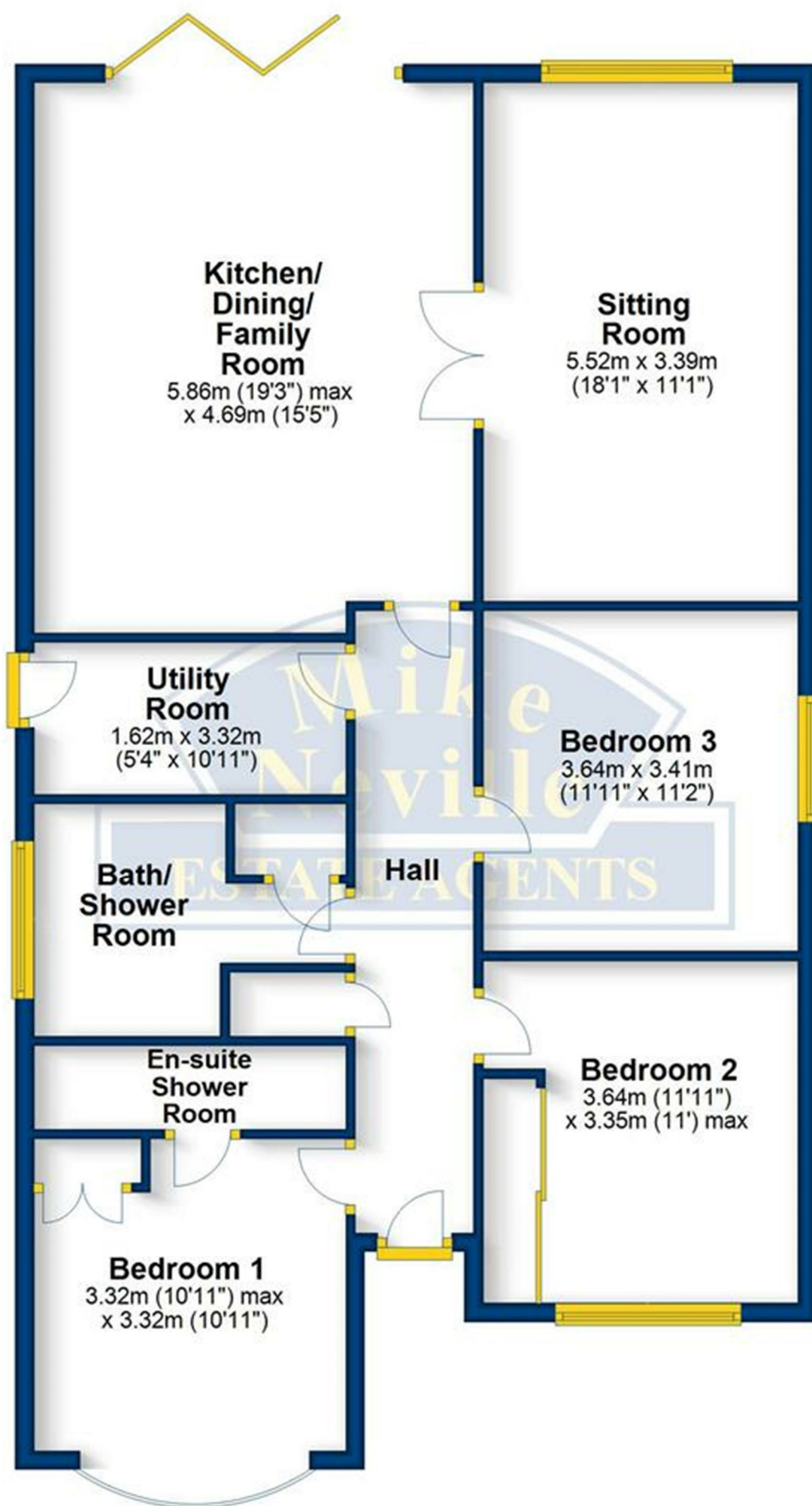
Floor plans are for identification purposes only and not to scale. All measurements are approximate. Wall thickness, door and window sizes are approximate. Prospective purchasers are strongly advised to check all measurements prior to purchase.

Disclaimer

Mike Neville Estate Agents for themselves and the Vendors/Lessors of this property, give notice that (a) these particulars are produced in good faith as a general guide only and do not constitute or form part of a contract (b) no person in the employment of Mike Neville has authority to give or make any representation or warranty whatsoever in relation to the property. Any appliances mentioned have not been tested by ourselves.

Ground Floor

Approx. 110.7 sq. metres (1192.0 sq. feet)



Total area: approx. 110.7 sq. metres (1192.0 sq. feet)











Property Agency Offices: Bedford • Hitchin
Rushden • Woburn
Auction Rooms: Banbury • Woburn

Cooper Beard Estate Agency (Rushden) Ltd
Registered in England no: 04144174 at 3 Goldington Road, Bedford MK40 3JY