

**Mike
Neville**
ESTATE AGENTS



111 High Street South, Rushden,
Northamptonshire, NN10 0RB

£250,000 Freehold

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£250,000 Freehold



Neville House, 67 Wellingborough Road, Rushden NN10 9YG
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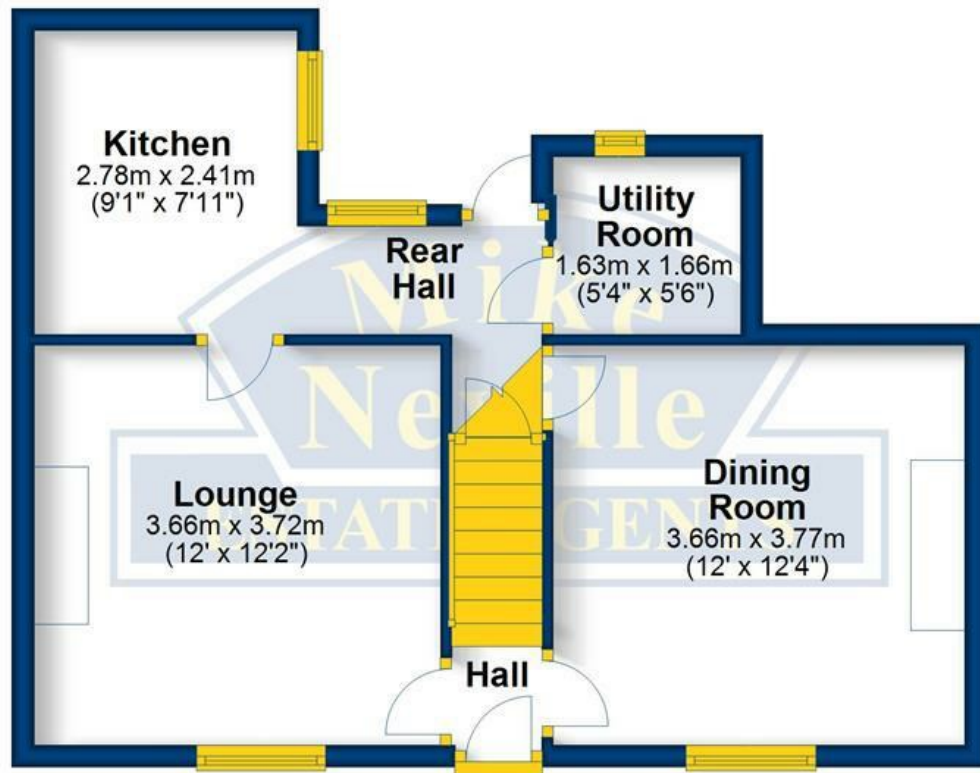
We are delighted to offer this charming Victorian semi-detached house that boasts two reception rooms, both with open fires, two double bedrooms, kitchen, utility room and a statement bathroom with exposed brickwork. Externally you will find a low maintenance block paved rear garden, good size garage and off road parking. Whether you're a first-time buyer looking for a cosy home or an investor seeking a buy-to-let opportunity, this property has the potential to meet your needs. Call our office today to arrange an early viewing.

- No Onward Chain
- Semi detached character property
 - Good road links
- Ideal first time purchase or buy to let investment
 - Kitchen & utility room
 - Two double bedrooms
- Two separate reception rooms with open fires
 - Low maintenance rear garden
 - Garage & Off Road Parking
 - Energy Efficiency Rating - D56



Ground Floor

Approx. 43.6 sq. metres (469.2 sq. feet)



First Floor

Approx. 40.7 sq. metres (437.9 sq. feet)



Total area: approx. 84.3 sq. metres (907.1 sq. feet)

Location

High Street South is a continuation of the High Street/Newton Road and the property can be found between the turning of Little Street and Greenacre Drive. Viewings should be made via ourselves the Sole Selling Agents on 01933 316316.

Council Tax Band

A

Energy Rating

Energy Efficiency Rating - D56

Certificate number - 0000-2277-0322-4427-3343

Accommodation**Ground Floor****Hall****Lounge**

12'0" x 12'2" (3.66m x 3.72m)

Dining Room

12'0" x 12'4" (3.66m x 3.77m)

Kitchen

9'1" x 7'11" (2.78m x 2.41m)

Rear Hall

Under stairs cupboard.

Utility Room

5'4" x 5'5" (1.63m x 1.66m)

First Floor**Landing****Bedroom 1**

12'0" x 12'2" (3.66m x 3.72m)

Plus cupboard.

Bedroom 2

12'0" x 12'4" (3.66m x 3.77m)

Bathroom / WC

9'4" x 8'0" (2.85m x 2.45m)

Maximum measurement.

Outside**Front****Rear Garden****Single Garage**

16'6" x 9'5" (5.05m x 2.88m)

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.





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