



41 Lodge Way

Irthlingborough, Northants NN9 5YJ



Simpson & Partners



Sought after location with countryside walks on your doorstep. This well presented two bedroom mid terrace home is situated in the heart of Irthlingborough offering many amenities to include shops, schooling, cafes and pubs. Further benefits include conservatory, off road parking, single garage and enclosed garden. Offered for sale in immaculate order throughout and accommodation comprising: canopied porch into the hallway with stairs rising to the first floor and doors to; recently re-fitted kitchen set to the front with built in oven, gas hob and extractor fan, space and plumbing for washing machine, space for fridge/freezer, downstairs wc, set to the rear is a lounge/dining room with patio doors leading out to the conservatory. The Upvc double glazed conservatory having patio doors leading out to the rear garden. To the first floor are two double bedrooms served by a modern refitted family bathroom fitted with a three piece suite comprising of P-shaped bath with shower over, low level wc and vanity wash hand basin. Externally to the front is low maintenance front garden with pathway leading to the front entrance. At the end of the row is a driveway providing off road parking and leading to a single garage with up and over door. The rear garden is enclosed with timber fencing, patio area and astro turf, decking area set to the rear offering ideal alfresco dining, raised timber flower bed. Viewing is highly recommended.

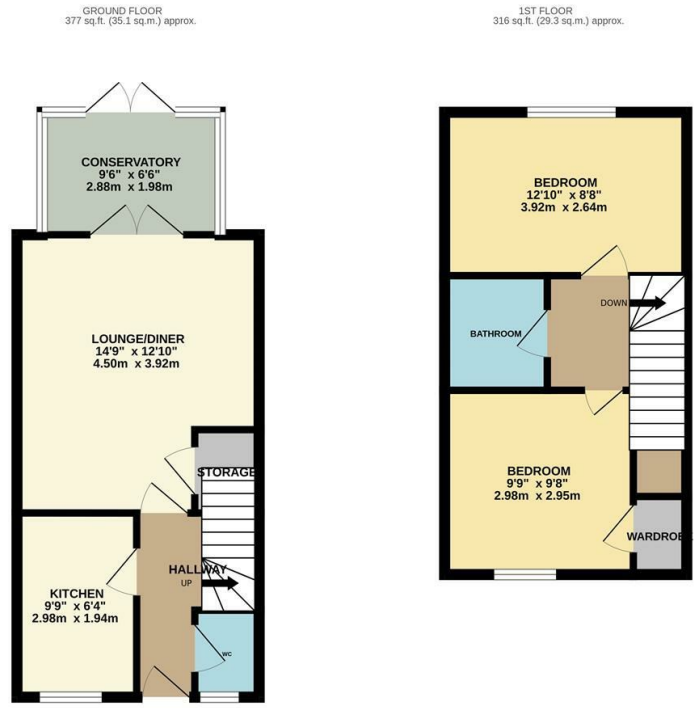


Price £220,000



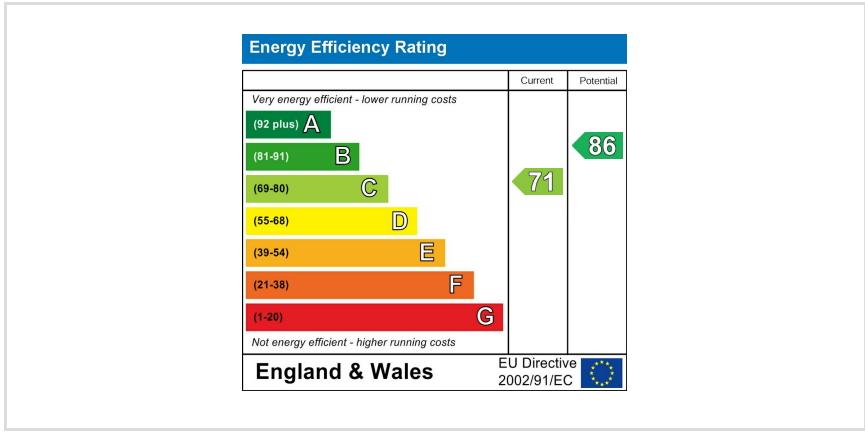
Irthlingborough is a small town offering many amenities to include shops, cafe's, restaurants, schooling, doctors and country walks situated on the edge of the town. The new Rushden Lakes development is 10 minutes drive offering many recreational facilities and shops and restaurants, along with river walks. Wellingborough train station is approximately 15 minutes drive giving access to London St Pancras in under an hour. The major road network links of the A6, A45 leading to the M1 are also close by.





TOTAL FLOOR AREA: 693 sq.ft. (64.4 sq.m.) approx.

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