



11 Lindisfarne Way

Thrapston, Northamptonshire NN14 4US



Simpson & Partners



Interior and location to impress. This well presented and recently improved semi detached home is situated on the sought after Lazy Acre development with countryside walks and town centre amenities close by. The current owners have updated the property to provide new kitchen, bathroom and cloakroom as well as redecoration and new flooring throughout. Further benefits include conservatory to the rear and oversized garage as well as ample off road parking. Boasting new guttering, fascias and soffits. Outside store to the front has plumbing for washing machine. Enter the property into the hallway with stairs rising to the first floor and doors to: modern refitted cloakroom, kitchen refitted with high gloss units and incorporating built in appliances to include, oven, hob and extractor fan, glass splashback, integrated fridge/freezer and dishwasher. Living room set to the rear opening through to the conservatory/dining room having patio doors leading out to the rear garden. To the first floor are two double bedrooms , refitted shower room, with double tiled shower cubicle and vanity storage housing sink and wc. Externally to the rear is a private enclosed garden with patio areas, lawn, shrub and tree planting, timber decking area to the corner with pergola over, door to oversized garage. To the front is gravel driveway providing off road parking leading to the garage. Lawn front garden with tree and shrub planting, pathway to front door. Viewing is highly recommended to appreciate the location and interior of this lovely home.



Price £230,000



The market town of Thrapston offers many facilities to include shops, pubs, schooling, doctors and dentist, and is conveniently located for rural and riverside walks. Thrapston is ideally located for A14/A45 major road network links. Mainline train station approx 20 minutes drive.

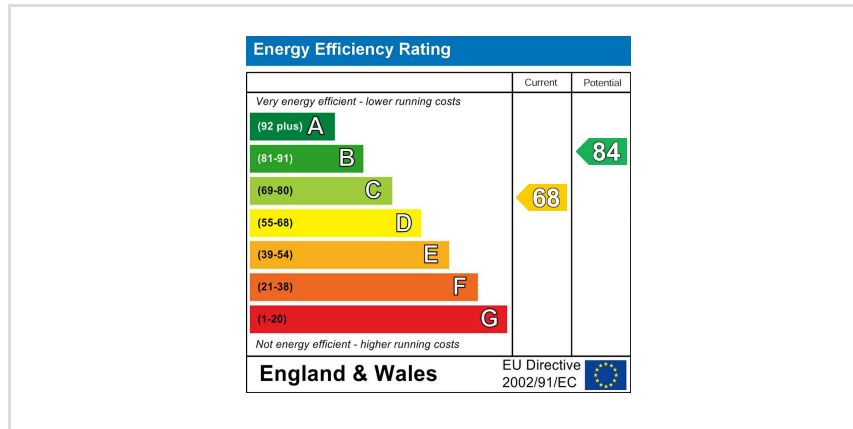
The new Rushden Lakes development is approximately 20 minutes drive offering many recreational facilities to include, shops, restaurants, cinema and countryside walks. Stanwick Lakes is approximately 15 minutes drive offering many walks, cycle paths and river sports.





TOTAL FLOOR AREA: 865 sq.ft. (80.2 sq.m.) approx.

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