



2 Bonsor Gardens

Ringstead, Northants NN14 4QW



Simpson & Partners



NO CHAIN. Tucked away in sought after village location. This well presented executive detached home is situated in the heart of the village of Ringstead with lovely countryside walks on your doorstep and a short walk to all amenities available. Offering exceptional living, homeworking and entertaining space, situated on a private plot boasting six bedrooms, two reception rooms and kitchen with utility set across three floors. Further benefits include ample off road parking and double garage and wrap around west facing private garden. Enter the property into the hallway with stairs rising to the first floor and doors to: downstairs wc, living room with feature fireplace and patio doors to rear garden. Separate dining room and fitted kitchen with built in appliances to include eye level oven, gas hob and extractor fan, door leads through to useful utility room with access to garden. To the first floor are four bedrooms with the master affording built in storage and fully tiled en-suite shower room. Family bathroom fitted with a three piece suite. To the second floor are two further bedrooms making an ideal teenage den and office for working from home. Externally to the front is a good sized block paved driveway providing ample off road parking and leading to a detached double garage. Gated access leads through to the private rear garden enclosed with natural hedging and timber fence, mainly laid to lawn with timber Summer House and patio area set immediately to the rear of the house. The property is offered to the market with no chain and viewing is highly recommended to appreciate the location and flexibility of this detached home. Council Tax Band E.

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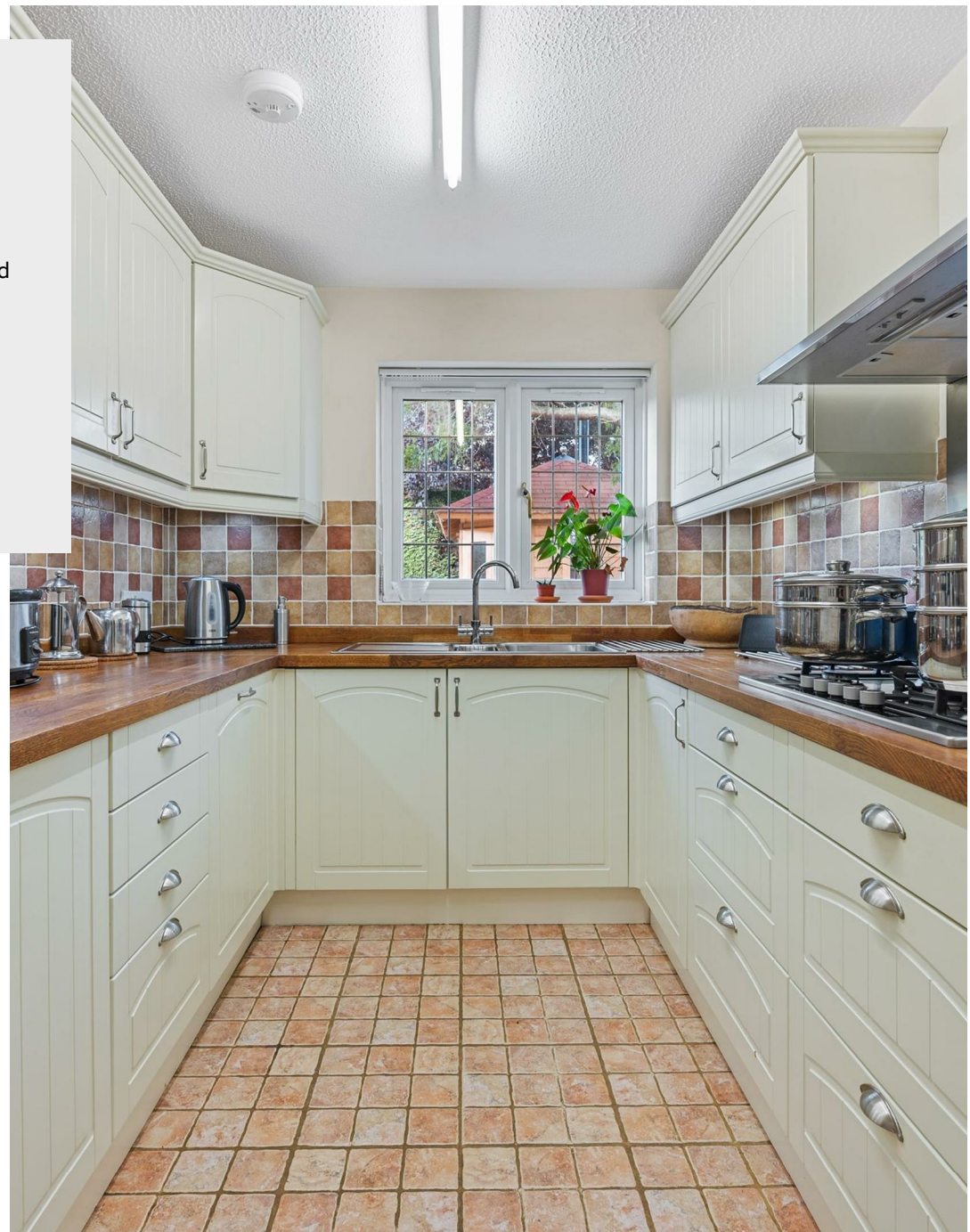
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Price £440,000



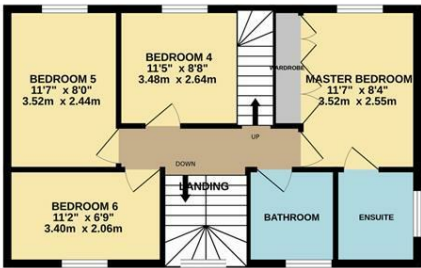
Ringstead is a lovely village close to the market towns of Thrapston and Raunds. The village boasts many amenities to include shop, post office, pub, and take-a-ways and primary and pre-schools, there are countryside walks around the lakes and across to neighbouring villages. The market town of Thrapston - just a five minute drive away has many independent shops, schooling and leisure facilities. The major road network links of the A45 and A14 are close by leading to the M1/M6. The train station is located in Kettering approximately 20 minutes drive away. The new Rushden Lakes development is a 15 minutes drive offering many recreational facilities along with country and riverside walks. Stanwick Lakes are also close by providing many country walks and cycle paths.



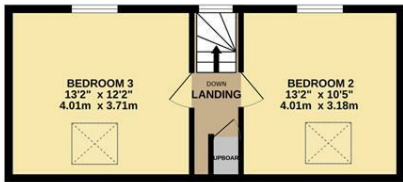
GROUND FLOOR
772 sq.ft. (71.8 sq.m.) approx.



1ST FLOOR
540 sq.ft. (50.1 sq.m.) approx.



2ND FLOOR
343 sq.ft. (31.9 sq.m.) approx.



TOTAL FLOOR AREA : 1655 sq.ft. (153.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The plan is copyright to Simpson and Partners and is for illustrative purposes and should only 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 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		
(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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