

4 Willow Crescent  
Great Houghton  
Northampton  
NN4 7AP

£450,000



OSCAR JAMES

...expect excellence



# WHAT'S GREAT?

CHECK OUT OUR VIDEO TOUR BELOW!

\*\*\*MORE THAN MEETS THE EYE\*\*\*

Oscar James are pleased to present to the market this four double bedroom, detached family home situated in the sought after village of Great Houghton. The generous plot boasts a vast, beautifully landscaped rear garden stretching across approximately 180ft. If you are looking for a Village location without being too rural then this could be the property for you. Not only do you have fantastic road links on your doorstep but you can reach Northampton's Town centre in under 10 minutes!

Upon entering, the porch leads into the inviting hall giving access to the entire ground floor accommodation. The spacious lounge has a feature fireplace and flows into the dining room, which benefits from large sliding patio doors boasting stunning views over the garden. The kitchen/diner has the added benefit of a larger than average utility room which gives access to both the front and rear of the property.

The downstairs continues with two double bedrooms, family bathroom comprising a three piece suite and a versatile home office. This could be used for a multitude of options and even potentially a fifth bedroom. We feel this downstairs space has so much potential to offer especially with the living accommodation to the rear, this is calling out to be transformed into a huge modern open plan layout.

To the first floor you will find two further double bedrooms plus a shower room comprising a three piece suite.

To conclude this brilliant home is the impressive mature rear garden truly bursting with life. Mainly laid to lawn with well stocked borders giving a real sense of privacy. A stunning array of flowers, plants, bushes and trees. An absolute gardeners paradise!

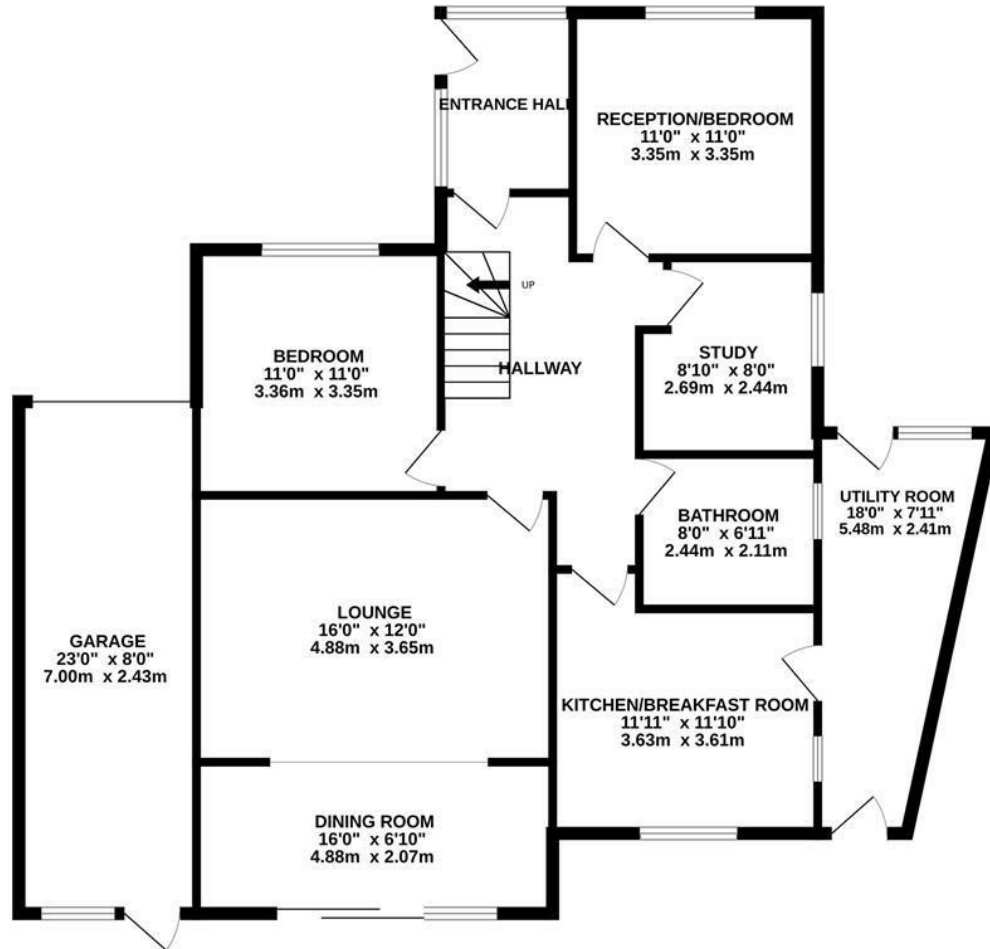
To the front you will also find a landscaped garden, a driveway providing off road parking & access into the garage.

We highly recommend viewing this property to appreciate everything it has to offer!

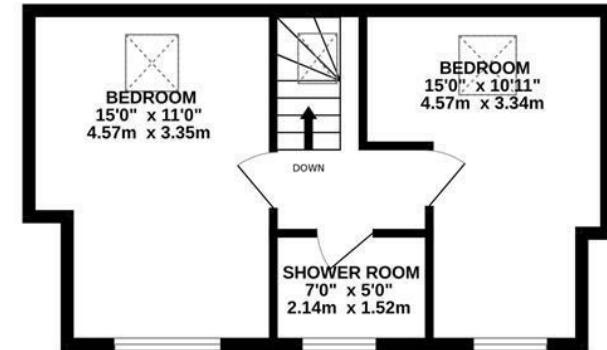
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# Floor Plan

GROUND FLOOR  
1259 sq.ft. (117.0 sq.m.) approx.



1ST FLOOR  
374 sq.ft. (34.7 sq.m.) approx.



TOTAL FLOOR AREA : 1633 sq.ft. (151.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should 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 or efficiency can be given.

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## AT A GLANCE...



Ample Living Accommodation  
Throughout



Fitted Kitchen/Diner Plus Large  
Utility Room



Four Double Bedrooms



Downstairs Bathroom & Upstairs  
Shower Room



Extensive Beautiful Rear Garden



Off Road Parking & Garage





# SELLER'S SECRET

The garden is what made us buy this property it is beautiful and we have loved planting so much life into it over the years. The Village is a wonderful location with a real sense of community.



*Why we like it....*

This home is a Tardis! There is so much potential on offer if you have an eye for design you will see the moment you walk into this property how much scope there is!

*To buy or not to buy....*

## OSCAR JAMES

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