



58 Jenkinson Road, Towcester, Northamptonshire, NN12 6AW

HOWKINS &
HARRISON

58 Jenkinson Road,
Towcester,
Northamptonshire, NN12 6AW

Guide Price: £365,000

An established semi-detached property in a popular residential area within the well-serviced town of Towcester. The extended accommodation comprises entrance hall, shower room, sitting room, dining room, superb wraparound kitchen/conservatory, two first floor double bedrooms and family bathroom, formerly bedroom three. There is off-road parking and a mature, southerly facing rear garden.

Features

- Established semi-detached property
- Two/three bedrooms
- Sitting room and dining room
- Wraparound kitchen/conservatory
- Ground floor shower room
- Family bathroom (formerly bedroom three)
- Generous off-road parking
- Mature southerly-facing garden
- Gas to radiator central heating
- Energy rating D



Location

Situated within walking distance of the thriving market town of Towcester's many amenities including shops, bars and restaurants, primary and secondary schools, doctor and dentist surgeries and a leisure centre.

There is good access to the main arterial roads including the M1 motorway at junction 15a, the M40, A5 and A43 with train stations at Milton Keynes and Northampton offering services to London Euston with journey times of around 35 minutes and 50 minutes respectively.

Sporting activities in the area include rugby, hockey, tennis, netball and cricket at the nearby Towcestrians Sports Club, golf at Silverstone and Whittlebury Hall, sailing at Draycote Water, Pitsford and Hollowell Reservoirs, and of course the world famous motor racing at Silverstone.



Ground Floor

Entering into the superb wraparound kitchen/conservatory you are greeted by a multifunctional space bathed in light, which leads to the entrance hall with the shower room off. The dining room links the spacious sitting room to the superb kitchen which leads to the garden.

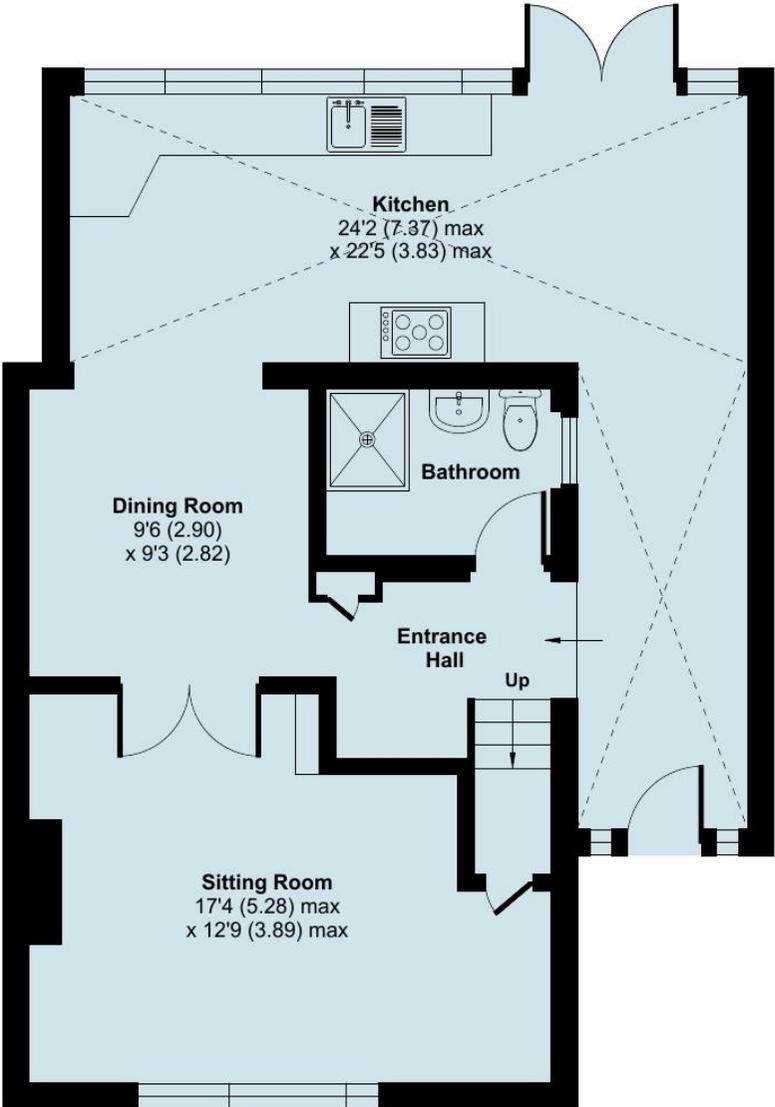
First Floor

There are two double bedrooms, and a third which has been converted into the family bathroom.

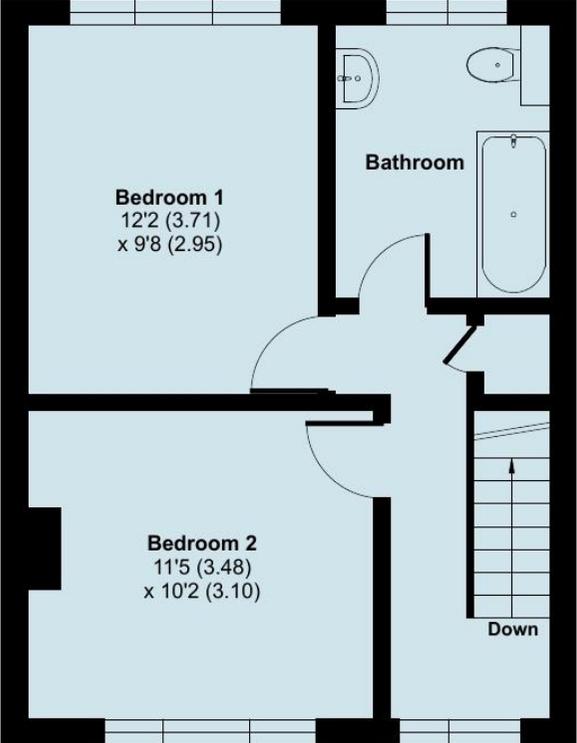
Jenkinson Road, Towcester, NN12

Approximate Area = 1105 sq ft / 102.6 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2024. Produced for Howkins & Harrison. REF: 1090010



Outside

There is plentiful off-road parking, whilst the rear garden is mature, landscaped, and enjoys a southerly aspect.



Extended two bedroom, two bathroom
semi-detached property





Viewing Arrangements

Strictly by prior appointment via the selling agents, Howkins & Harrison. Contact 01327 353575.

Fixtures and Fittings

Only those items in the nature of fixtures and fittings mentioned in these particulars are included in the sale. Other items are specifically excluded. None of the appliances have been tested by the agents and they are not certified or warranted in any way.

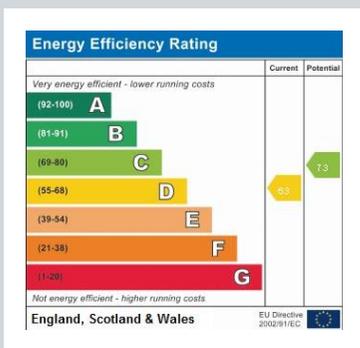
Services

The following services are connected to this property: gas, electricity, water and drainage. None of the above services have been tested and purchasers should note that it is their specific responsibility to make their own enquiries of the appropriate authorities as to the location, adequacy and availability of mains water, electricity, gas and drainage services.

Local Authority

West Northamptonshire Council – 0300 126 7000

Council Tax Band - C



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Every care has been taken with the preparation of these Sales Particulars, but complete accuracy cannot be guaranteed. In all cases, buyers should verify matters for themselves. Where property alterations have been undertaken buyers should check that relevant permissions have been obtained. If there is any point, which is of particular importance let us know and we will verify it for you. These Particulars do not constitute a contract or part of a contract. All measurements are approximate. The Fixtures, Fittings, Services & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. Plans are provided for general guidance and are not to scale.



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