



8 Celandine Gardens

Priors Hall Park, NN17 5HP



Simpson West

The Aspen -

Upgraded specification - Get in touch to arrange your visit!

A spacious FOUR bedroom detached home built to a traditional style by highly reputable builder Bovis Homes.

This home is located within the prestigious and up coming Priors Hall Park. Schools, shops and other amenities are all within a stones throw.

Accommodation is to include a spacious entrance hall, study, the impressive kitchen dining room with doors leading in to the rear garden, cloakroom w/c, in addition there is the sitting room located at the front of the house. To first floor you will find FOUR bedrooms, the larger of which boasts an en-suite shower room, there is also the main family bathroom.

- 10 year NHBC Buildmark warranty
- Ground floor study
- Downstairs cloakroom
- Bi-fold doors leading to garden
- Open and welcoming entrance hallway
- Open plan kitchen and dining room with access to the garden
- En-suite to master bedroom
- Garage and 2 parking spaces

£410,000



4



2



2





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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01536 202007

info@simpsonwest.co.uk

<https://www.simpsonwest.co.uk/>

64 Corporation Street, Corby, Northants, NN17 1NH