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Sir John Pascoe Way, Duston
Northampton
Northamptonshire, NN5 6PQ
£379,995 Detached



Department: Sales

Tenure: Freehold



Jackson Grundy Estate Agents - Duston
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JACKSON GRUNDY ARE PLEASED TO WELCOME TO THE MARKET THIS IMMACULATLY PRESENTED FOUR BEDROOM DETACHED FAMILY HOME IN THIS POPULAR LOCATION WITHIN DUSTON.

GROUND FLOOR

- HALLWAY
- LOUNGE
- KITCHEN/DINING ROOM
- WC
- CONSERVATORY

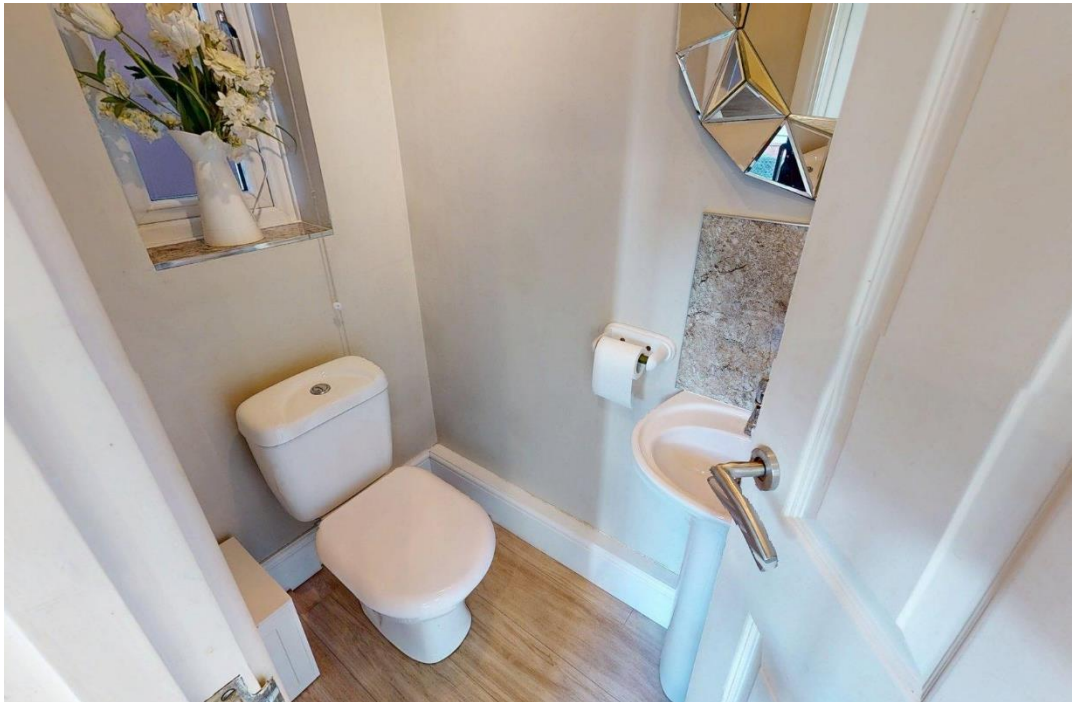
OUTSIDE

- FRONT GARDEN
- GARAGE
- REAR GARDEN

FIRST FLOOR

- BEDROOM ONE (EN-SUITE)
 - BEDROOM TWO
 - BEDROOM THREE
 - BEDROOM FOUR
 - SHOWER ROOM
-





THE PROPERTY

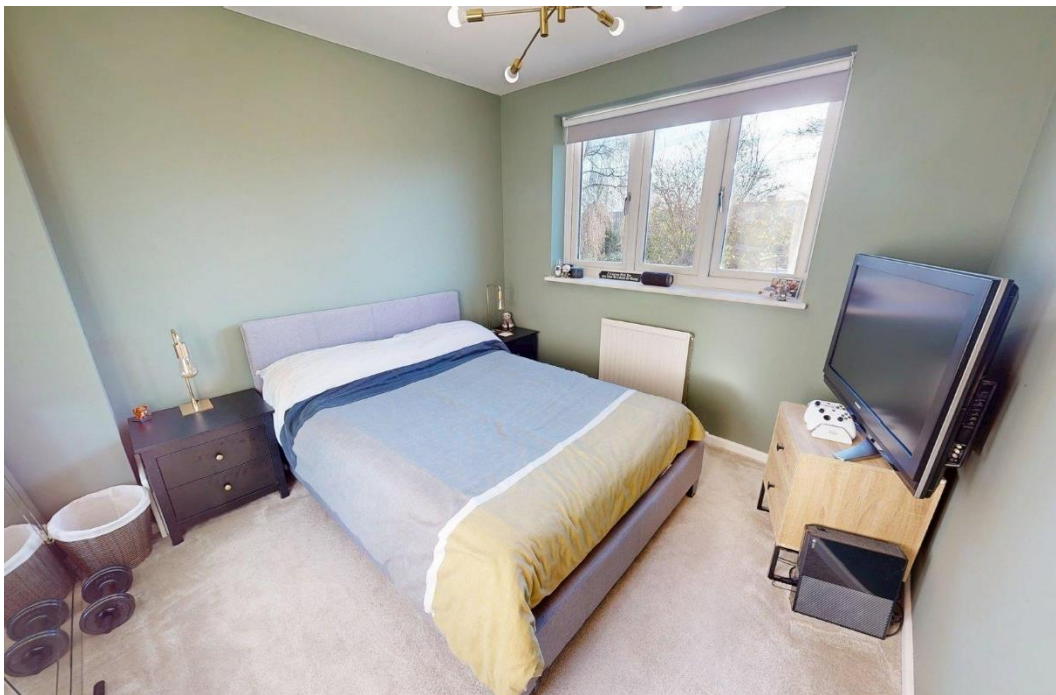
The ground floor offers a bright and modern layout, featuring a spacious open-plan kitchen and dining area with contemporary units, integrated appliances and a large breakfast bar. Double doors lead through to a stylish living room with feature fireplace and plenty of natural light. A generous conservatory provides an additional versatile reception space overlooking the garden. The ground floor also benefits from a welcoming entrance hall and a convenient downstairs WC. Finished to a high standard throughout, the space is well-presented and ideal for both family living and entertaining.

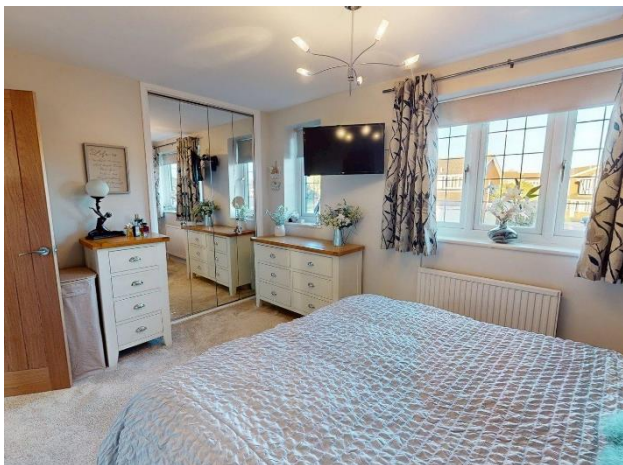
The first floor offers four beautifully presented bedrooms and a modern family shower room, all accessed from a bright and welcoming landing. The principal bedroom is generously proportioned, featuring fitted mirrored wardrobes, dual-aspect windows and space for additional furniture, creating a calm and elegant retreat. Three further well-appointed bedrooms provide excellent versatility for family living, guest rooms or home office use, each decorated in contemporary tones with ample natural light. The stylish family shower room has been refitted with a sleek vanity unit, corner shower enclosure and modern tiling. A neatly arranged landing area with quality carpeting and neutral décor completes this well-designed floor, offering a comfortable and practical layout ideal for modern living.

This attractive detached home features a classic Tudor-style frontage with modern windows and a welcoming entrance porch. A tidy, low-maintenance frontage includes mature shrubs, a neat driveway and access to the integral garage. Smart kerb appeal and a well-presented exterior create an inviting first impression in this desirable residential setting.

Beautifully landscaped, the rear garden offers a generous porcelain-tiled patio perfect for entertaining, leading to a well-kept lawn surrounded by mature planting for privacy and year-round colour. Contemporary fencing, established shrubs and stylish planters create a peaceful and modern outdoor space ideal for relaxing, dining or enjoying the afternoon sun.

EPC Rating: TBC. Council Tax Band: D





MATERIAL INFORMATION

Type	Detached
Age/Era	Ask Agent
Tenure	Freehold
Ground Rent	Ask Agent
Service Charge	Ask Agent
Council Tax	Band D
EPC Rating	Ask Agent
Electricity Supply	Mains
Gas Supply	Mains
Water Supply	Mains
Sewerage Supply	Mains
Broadband Supply	Ask Agent
Mobile Coverage	Depends on provider
Heating	Gas Central Heating
Parking	Off-street, Garage
EV Charging	Ask Agent
Accessibility	Ask Agent
Coastal Erosion Risk	Ask Agent
Flood Risks	Has not flooded in the last 5 years, No flood defences
Mining Risks	Ask Agent
Restrictions	Ask Agent
Obligations	No restrictions, No private right of way, No Public right of way
Rights and Easements	Ask Agent

LOCATION

Duston is situated approximately 2 miles to the west of Northampton town centre. The old village is centred along Main Road where several business, retail outlets and services are located to include a small supermarket, newsagent, bakery, building society, estate agent, hairdresser, key cutter/cobbler, optician and florist. Duston also has churches and chapels of varying denominations, a medical centre, nursery, dental surgery and public houses. Schooling is provided through several state primary schools and The Duston School as well as Quinton House independent school which caters for children aged 2 to 18. The village has expanded considerably in recent years with the addition of several modern developments including St Giles Park, St Crispins, Marina Park and Upton. Transport links are excellent with M1 junctions 15a (2 miles) and 16 (3 miles) and a regular bus service to Northampton where a mainline train station operates to both Birmingham New Street and London Euston.

IMPORTANT NOTICE

Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

FLOORPLAN

TOTAL AREA: APPROX. SQ. METRES (SQ. FEET)

