



11 The Pasture, Daventry, Daventry, NN11 4AU
£315,000 Freehold

A two bedroom bungalow situated in the heart of Daventry which has been well maintained and is offered for sale with no chain. Accommodation comprises entrance hall, kitchen, lounge, two bedrooms and a bathroom. Outside there is a private garden that is mainly laid to lawn. To the front of the property is off road parking, access to the garage and a small lawn. EPC Rating D. Council Tax Band C.

Detached | Bungalow | Generously Sized Rear Garden | No Upper Chain | Off Street Parking | Sought After Location

modern marketing · traditional values

ENTRANCE PORCH

Entrance via composite front door. Wooden door with glazed inset panels leading to hall.

DRAFT DETAILS

At the time of print, these particulars are awaiting approval from the Vendor(s).

ENTRANCE HALL

Radiator. Doors to:

KITCHEN 5.00m x 5.16m (16'5 x 16'11)

uPVC double glazed windows to rear and side elevations. Fitted with a range of wall, base and drawers units with work surfaces over. Space for white goods. Door to garage.

LOUNGE 3.76m x 4.09m (12'4 x 13'5)

uPVC double glazed bay window to front elevation.
uPVC double glazed window to side elevation.
Fireplace with gas fire (not connected).

BEDROOM ONE 3.76m x 4.06m (12'4 x 13'4)

uPVC double glazed bay window to front elevation.
uPVC double glazed window to side elevation.
Radiator.

BEDROOM TWO 3.61m x 2.97m (11'10 x 9'9)

uPVC double glazed window to rear elevation.
Radiator.

SHOWER ROOM 2.29m x 1.75m (7'6 x 5'9)

uPVC obscure double glazed window to rear elevation. Suite comprising shower, low level WC, wash hand basin and bidet. Tiled walls.

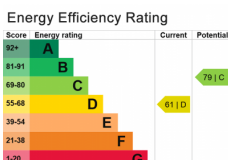
OUTSIDE

FRONT GARDEN

Small lawned garden with off road parking for several vehicles. Access to garage.

REAR GARDEN

Private rear garden which is mainly laid to lawn. shrub and tree borders. Storage shed. Side access to garage.

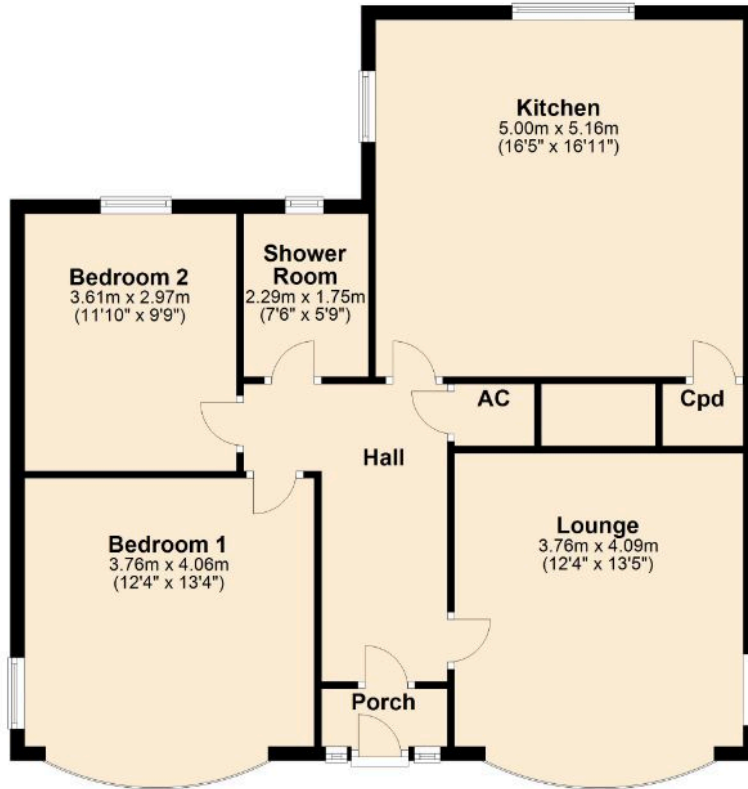


Agents Notes [i] Viewings by appointment only through Jackson Grundy [ii] These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending purchaser or lessee should satisfy themselves by inspection or otherwise as to the correctness of the same [iii] Photographs illustrate parts of the property as were apparent at the time they were taken [iv] Any areas, measurements, distances or illustrations are approximate for reference only [v] We have not tested the appliances, services and specific fittings, an intending purchaser must satisfy himself by inspection by independent advice and/or otherwise to this property.

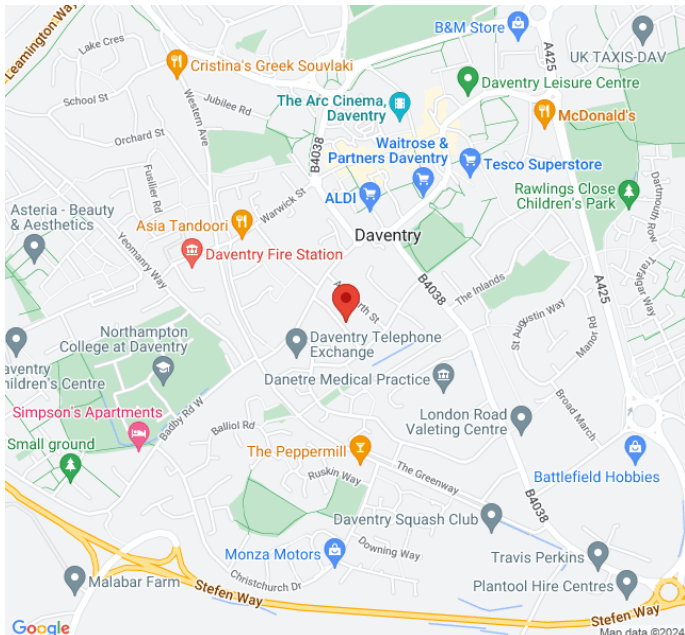
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Ground Floor

Approx. 89.2 sq. metres (959.7 sq. feet)



Total area: approx. 89.2 sq. metres (959.7 sq. feet)



LOCAL AREA INFORMATION

Daventry is a Northamptonshire market town that has been subject to a large amount of development since the 1950s and 1960s. Occasionally still known and pronounced locally as Daintree (alternative spelling Danetre), this old name for the town was mentioned in William Shakespeare's Henry VI, Part I which refers to "the red-nosed innkeeper of Daintree". The old centre retains many of its historic features including the ironstone built 18th Century church and Moot Hall and continues to hold markets on the High Street every Tuesday and Friday. Of course, modern retailers and facilities now sit alongside such. Daventry offers schooling at both primary and secondary levels as well as a leisure centre, library, dentist, GP surgeries, optician and hospital facilities. Transport links are excellent due to its close proximity with two M1 junctions (16 and 18), the A45 Northampton to Coventry ring road, A5 Watling Street and A361 Banbury road as well as mainline rail access from Rugby (10 miles) and Long Buckby (5 miles) stations.

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