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 www.campbell-online.co.uk  
 2 James Watt Close, Daventry NN11 8RJ

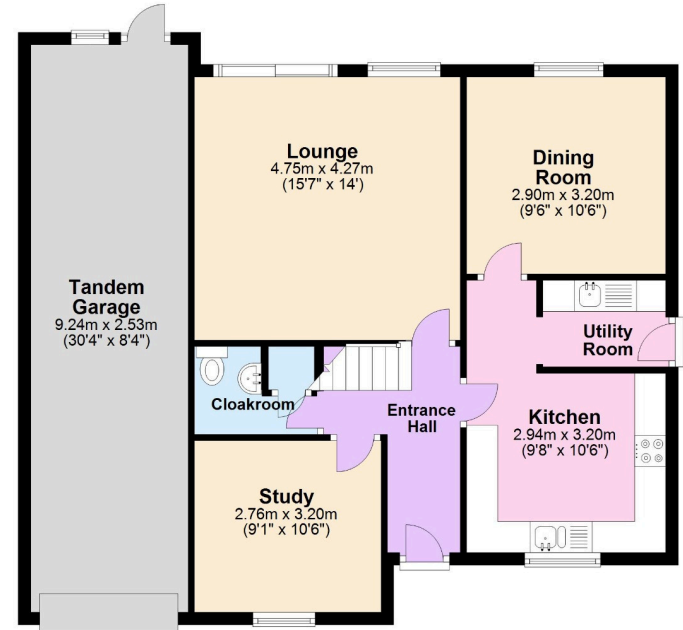
# campbells

*of Daventry*

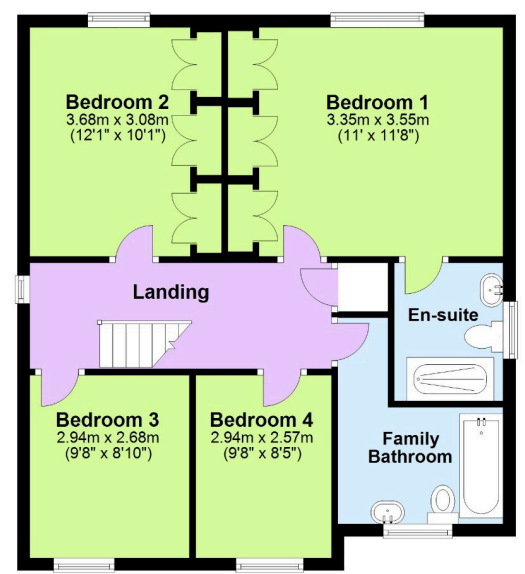


4 Bedrooms | 2 Bathrooms | 3 Reception Room | Double Garage

Ground Floor



First Floor





### LOCAL PROPERTY EXPERT MARK HEYCOCK

We found the whole experience of marketing and selling the property to be so very easy with Campbells, your reputation proceeded you and it was not unfounded at all. From our first meeting, it was clear you listened to what we had to say, maintained a friendly but most professional approach in all phone calls, visits and emails. The photographs taken were top quality and showed the house to its full potential, even waiting for a sunny day in December to come back to take the garden shots, we appreciated the attention to detail and care you took. One thing we valued highly was the provision of updates on the sales progression timeframes and it was quite clear you maintained this with our purchase agents and our buyer too, minimising the potential for any delays and managing move day expectations. Would we recommend Campbells, if we had another house to sell in Braunston – undoubtedly a resounding yes. A massive thank you to you and the team from our new home in North Yorkshire.

**NAME: Carole, Braunston - 26th May, 2024**  
**ABOUT: Mark**

 01327 878926









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## 7 EIDER CLOSE

DAVENTRY, NN11 0XR

-  Quiet Sought After Location on Welton Lodge Park
-  Four Double Bedroom Detached Family Home
-  Immaculately Presented Throughout
-  Replaced Contemporary En-suite and Family Bathroom
-  Three Separate Reception Rooms
-  Bright Spacious Kitchen
-  Tandem Garage with Electrics and Lighting
-  Off Road Parking for Multiple Vehicles
-  Mature Very Well Maintained Front and Rear Gardens

Disclaimer: The information on this property, including floor plans, photographs, videos and virtual tours (available on the Campbells website) has been prepared to give, in our opinion, a fair description of the property. We have tried to detail the information as accurately as possible relying on the owner's input too, but we can't give any accuracy guarantee - all measurements are approximate. None of this information constitutes an offer or a contract, or part thereof. Please make sure you satisfy yourself as to the correctness of each statement contained in these particulars. Campbells have not tested any apparatus, equipment, fittings or services including any heating system so we cannot therefore verify that these are in good working order. We haven't carried out any form of survey and would advise that you make your own arrangements to instruct and obtain a qualified survey report prior to exchange of contracts. Your solicitor will look after all the legal matters relating to this property and agree with the owner's solicitor which items will be included in the sale. If you have any questions or concerns please just ask. Viewings and Offers are to be strictly handled by Campbells. Copyright Warning - You may use any of this material for your personal use, however, you may not reuse any of this information, which includes the pictures, to republish or redistribute or make any of this detail available in any other format to any other party which includes websites, any online platform, media or notice board without prior written consent from Campbells.





## Four Double Bedroom Detached Property For Sale In Daventry

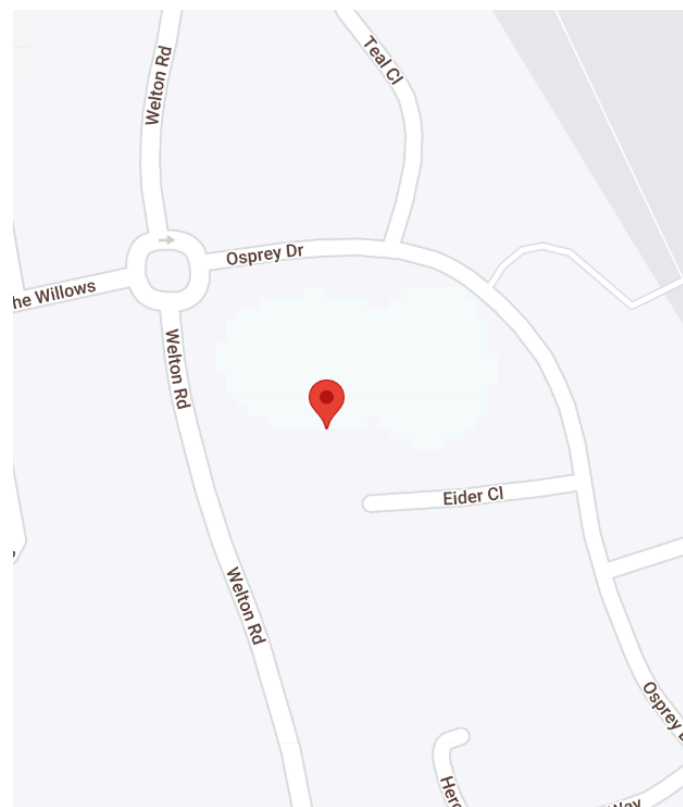
This beautifully maintained detached property could be your dream family home, situated in the quiet and sought-after location of Eider Close in the exclusive Welton Lodge Park Development, this immaculately presented detached family home boasts four double bedrooms, two replaced contemporary bathrooms, and three separate reception rooms, providing ample space for comfortable family living. What's more, outside you have off road parking for multiple vehicles, a nine metre long tandem garage; landscaped, totally private, very well maintained front and rear gardens. Call us today to take a look around we can guarantee you will not be disappointed with what this beautiful family home has to offer. As you step inside, you'll be greeted by an immaculately presented, bright and spacious entrance hall that flows effortlessly into the various areas of this stunning home. The property has been meticulously maintained and is in excellent condition throughout.

The ground floor features three separate reception rooms, allowing for versatile living arrangements. Whether you desire a formal dining area, a cosy lounge, or a home office, this property has you covered. The bright and spacious kitchen is the heart of the home, complete with plenty of storage and space for appliances. The contemporary en-suite bathroom and family bathroom have both been recently replaced, offering stylish and modern amenities for your convenience. With four double bedrooms, including the luxurious master bedroom which has ample fitted double wardrobes. Bedroom two also benefits from plenty of built-in double wardrobes. One of the highlights of this property is the well-maintained front and rear gardens. Mature and carefully designed, these outdoor spaces provide a peaceful sanctuary for relaxation or entertainment. The tandem garage is equipped with electrics and lighting, providing secure parking and additional storage options. There is also off-road parking available for multiple vehicles, offering convenience for you and your visitors.



## LOCATION

Location is key, and this property does not disappoint. With Daventry Country Park just a short walk away, you can easily indulge in outdoor activities and enjoy the tranquil countryside walks right on your doorstep. The surrounding area also offers excellent schools, shops, and amenities, ensuring all your needs are met.



Council Tax: Band E    EPC: Rating C

"Don't miss out on this fantastic opportunity to own a beautiful family home in a sought-after location. Book your viewing today and start imagining the endless possibilities and memories you can create in this stunning family home."