

Property Details

78, Balliol Road, Daventry,
Northamptonshire, NN11 4SF

Guide Price **£200,000**



Property Photos

78, Balliol Road, Daventry, Northamptonshire, NN11 4SF



Creation Date

08/08/2025

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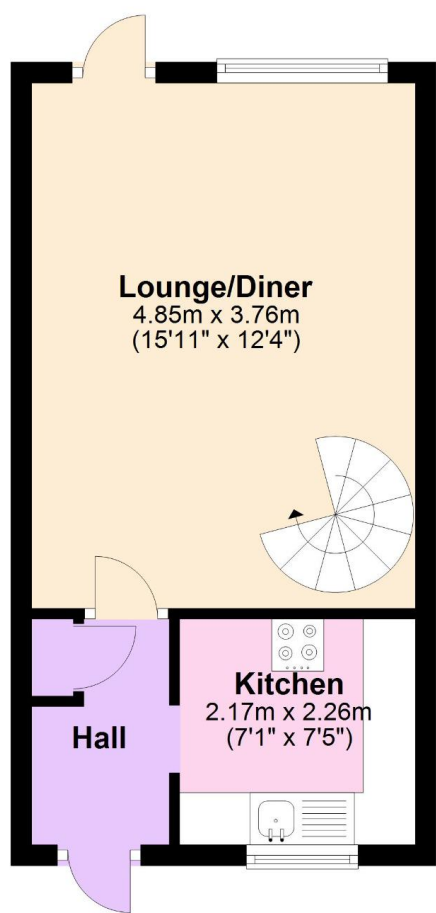
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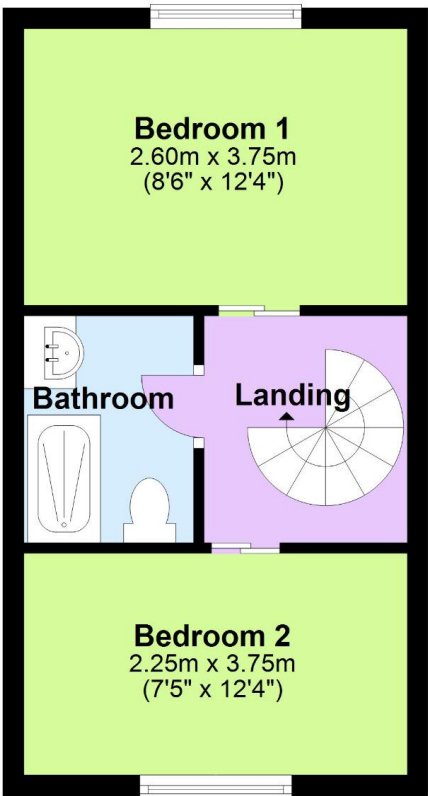
Property Floor Plans

78, Balliol Road, Daventry, Northamptonshire, NN11 4SF

Ground Floor



First Floor



Property Info

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Property Type
House
Property Style
End of Terrace
Bedrooms
2
Bathroom
1
Receptions
1
Tenure Type
Freehold
Floor Area
-
Agency Type
-
Parking
Off Road Parking
Type
Sales
Electricity
Mains Supply

Property Info

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Water Supply
Mains
Sewerage
Mains Supply
Heating
Gas Central
Broadband
-
Accessibility
-
Restrictions
-
Condition
Good
Flooded In Last Five Years
No
Current Annual Ground Rent
-
Current Service Charge
-
Rent Review Period (Year)
-

Property Info

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Ground Rent Percentage Increase

-

Service Review Period (Year)

-

Lease End Date

-

Price Qualifier

Guide Price

Price

£200,000

Land Size

Less than an acre

Age of Property

-

Year Built

-

New Home

No

Property Features

78, Balliol Road, Daventry, Northamptonshire, NN11 4SF

Feature 1

Two Double Bedrooms

Feature 2

Bright Spacious Lounge/diner With A Feature Spiral Staircase

Feature 3

Ideal First Purchase Or Investment

Feature 4

Replaced Family Shower Room

Feature 5

Replaced Gas Central Heating Boiler

Feature 6

Upvc Double Glazing Throughout

Feature 7

Block Paved Off-road Parking Area For Two Vehicles

Feature 8

Great-sized Well Maintained Private South Facing Rear Garden

Feature 9

Sunny Paved Patio Area

Feature 10

Quiet End Of Cul-de -sac Location With No Passing Traffic

Property Description

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Two Bedroom Property For Sale In Daventry

Two Bedroom Property For Sale In Daventry

This well presented two-bedroom property for sale in Daventry offers a great opportunity for first-time buyers, small families, or those looking to downsize. With no passing traffic, the location offers a quiet living environment, perfectly blending quiet residential appeal with convenient access to Daventry Town centre and all its local amenities.

Once inside you are greeted by inner hallway offering access into a compact fitted kitchen area with space for white goods. The property has a bright and spacious lounge/diner, designed to maximise natural light and provide a versatile space for both relaxation and entertaining. This generous proportioned room allow for comfortable living and dining area if required, making it the heart of this lovely home. A distinctive feature spiral staircase adds a touch of interest and leads gracefully to the first floor.

The property boasts two well-proportioned double bedrooms, each offering ample space for furnishings, these rooms provide comfortable retreat. The family shower room has been replaced, featuring contemporary fittings and a stylish finish, finishing the first floor with a modern and functional space.

Comfort and efficiency are paramount in this home, benefiting from a replaced gas central heating boiler, furthermore, UPVC double glazing throughout the property, contributes to reduced energy costs.

Externally, the property truly shines. To the front, a block paved off-road parking area provides convenient space for two vehicles this are could also be increased by pushing back a small fence line.

The rear of the property reveals a great sized, well-maintained, and private south-facing

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rear garden. This sun-drenched outdoor space is perfect for al fresco dining, gardening enthusiasts, or simply enjoying the sunshine. A sunny paved patio area extends from the house, offering an ideal spot for outdoor furniture and entertaining guests during the warmer months. The privacy of the garden ensures a secluded oasis for residents.

The quiet end-of-cul-de-sac location is a significant advantage, offering peace of mind and a safe environment, particularly for families. Daventry Two centre is within reasonable walking distance it is a thriving market town with a range of local shops, supermarkets, schools, and leisure facilities.

If your work involves travelling, Daventry is a great location for commuting, being close to all major road networks and only 10 minutes away from Long Buckby Railway Station which services Birmingham, Northampton and London Euston – all within 1 hour!

Daventry also has a regular bus service to all surrounding towns / cities and this property is well within walking distance of the bus station.

Early viewing is highly recommended to fully appreciate all that this wonderful two bedroom home has to offer. Do not miss the opportunity to make this charming house your new home.

Don't take our word for it call the Campbells team today to take a look around or receive further details.

Tenure – Freehold

Council Band – B

EPC Band – C

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The room measurements for this property are as follows:

Lounge/Diner

4.85m (15'11") x 3.76m (12'4")

Kitchen

2.26m (7'5") x 2.17m (7'1")

Bedroom 1

3.75m (12'4") x 2.60m (8'6")

Bedroom 2

3.75m (12'4") x 2.25m (7'5")

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