



**Tintern Avenue**  
Spencer, Northampton

**oriordanbond**  
SALES & LETTINGS





## Tintern Avenue

Spencer

NN5 7BZ

PRICE £185,000

Located within the popular area of Spencer, set within close proximity to local schools and shops, along with Northampton's town centre and train station, is this well presented two bedroom end terraced house.

Making an ideal purchase for first time buyers, the accommodation comprises entrance hall, sitting room, kitchen, downstairs bathroom, two first floor double bedrooms and a separate WC. Outside is a generous size rear garden with gravelled area and lawn area leading to a large summerhouse. To the front of the property is a paved front garden with off road parking for one car. Further benefits include gas radiator heating with new combi boiler fitted in 2023 and uPVC double glazing. (B/602/L)

### Additional information

- Council Tax Band: A
- Energy Efficiency Rating: C

### Viewing

Viewing strictly by appointment – details below

### Disclaimer

O'Riordan Bond Estate Agents Limited has not tested apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor.

O'Riordan Bond Duston Sales

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GROUND FLOOR  
301 sq.ft. (28.0 sq.m.) approx.

1ST FLOOR  
301 sq.ft. (28.0 sq.m.) approx.



TOTAL FLOOR AREA : 602 sq.ft. (55.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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