



10 Stourhead Drive  
Northampton, NN4 0UH



Derran Dooley

Partnered With

**Simpsons**  
Property Experts



This beautifully presented four-bedroom detached family home is located in the highly sought-after area of East Hunsbury and has been lovingly maintained and thoughtfully renovated by the current owners.

As you arrive, you are welcomed by a private driveway leading to a detached double garage, providing both parking and additional storage.

Stepping inside, the home offers a spacious entrance hall with a downstairs WC. To the left, you will find a bright and welcoming lounge overlooking the front of the property, which flows seamlessly into the conservatory, perfect for relaxing and enjoying views of the garden. The heart of the home is the stunning refitted open-plan kitchen/diner, offering a modern and sociable space for family life and entertaining with the added benefit of indoor / outdoor entertaining from the bi-folding windows opening on to the rear garden seating / bar area. A separate utility room provides practicality and extra storage.

Upstairs, there are four generous bedrooms. The master bedroom benefits from built-in wardrobes and a private en suite shower room, while the remaining bedrooms are served by a well-appointed family bathroom.

The real showpiece of this home is the stunning landscaped rear garden, beautifully designed and featuring a covered entertainment area—perfect for year-round outdoor dining, entertaining, and family gatherings.

EPC Rating - D

Council Tax Band - E

£450,000



4



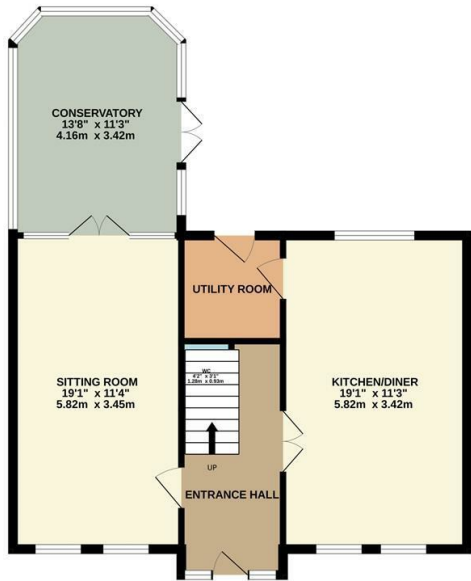
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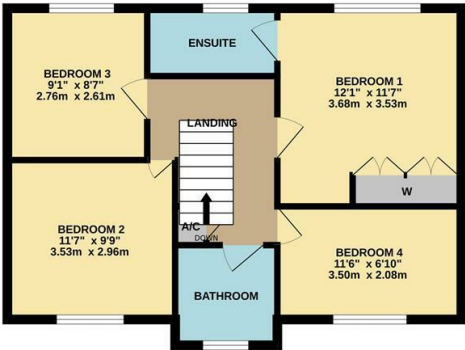
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GROUND FLOOR



1ST FLOOR



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| Energy Efficiency Rating                    |                            |           |
|---------------------------------------------|----------------------------|-----------|
|                                             | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            |           |
| (81-91) <b>B</b>                            |                            |           |
| (69-80) <b>C</b>                            |                            |           |
| (55-68) <b>D</b>                            |                            |           |
| (39-54) <b>E</b>                            |                            |           |
| (21-38) <b>F</b>                            |                            |           |
| (1-20) <b>G</b>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>2002/91/EC |           |







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