



**Southampton Road**  
Far Cotton, Northampton

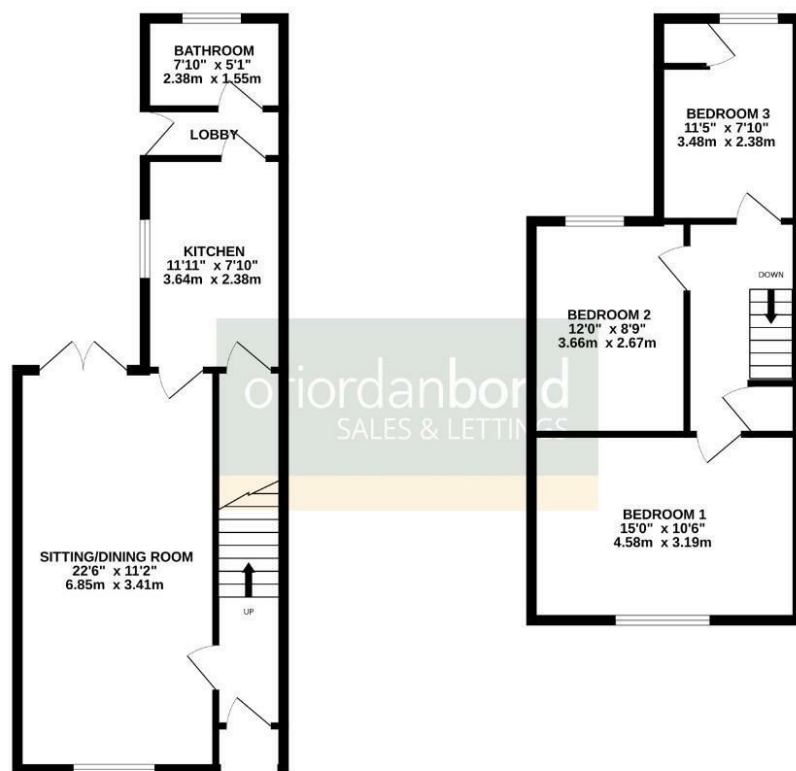
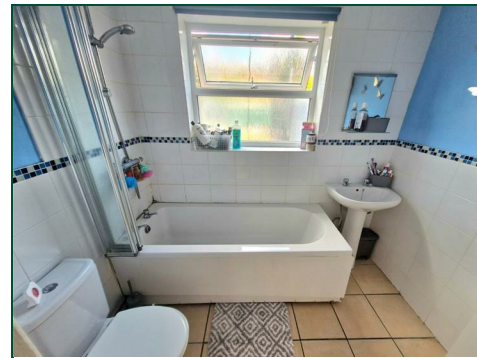
**oriordanbond**  
SALES & LETTINGS



GROUND FLOOR  
493 sq.ft. (45.8 sq.m.) approx.



1ST FLOOR  
427 sq.ft. (39.7 sq.m.) approx.



TOTAL FLOOR AREA: 920 sq.ft. (85.4 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. 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.  
Made with Memphis 5/2025

## Southampton Road

Far Cotton

NN4 8DY

PRICE £215,000

This nicely presented three bedroom Victorian terraced home is offered for sale in the very popular area of Far Cotton, part of NN4. The property has been updated by the current owners to include uPVC double glazing, new boiler, electrics, plumbing and radiators.

The accommodation comprises entrance hall with stairs to the first floor, sitting/dining room with French doors to the rear garden, fitted kitchen, inner lobby and bathroom. On the first floor are three double bedrooms. Outside, the rear garden is enclosed by timber fencing, has a patio area with the remainder laid to artificial lawn with pathway to a rear pedestrian gate. (B/920/M)

### Additional information

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

### 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 Far Cotton Sales

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