



# Knighton Close

Duston, Northampton

oriordanbond  
SALES & LETTINGS





# Knighton Close

Duston  
NN5 6NE

Offers Over  
£425,000

**A beautifully presented and extended four bedroom detached home set within a popular cul-de-sac in Duston. The property has been upgraded by the current owners and offers versatile family living throughout.**

The accommodation comprises entrance hall, cloakroom/WC, spacious living room with bay window, utility room and a stunning open plan kitchen/dining room fitted with modern units, breakfast island and opening through to a bright family room. To the first floor is a generous main bedroom with en-suite, three further double bedrooms and a family bathroom. Outside is a private enclosed garden with a patio seating area and lawn. To the front is a lawned front garden with block paved driveway providing off road parking leading to an integral garage. Further benefits include uPVC double glazing and gas radiator heating. (B/1437/M)

- Extended four bedroom detached home
- En-suite to master bedroom
- Open plan kitchen/dining/family room
- Gas radiator heating
- Enclosed rear garden
- Driveway and integral garage



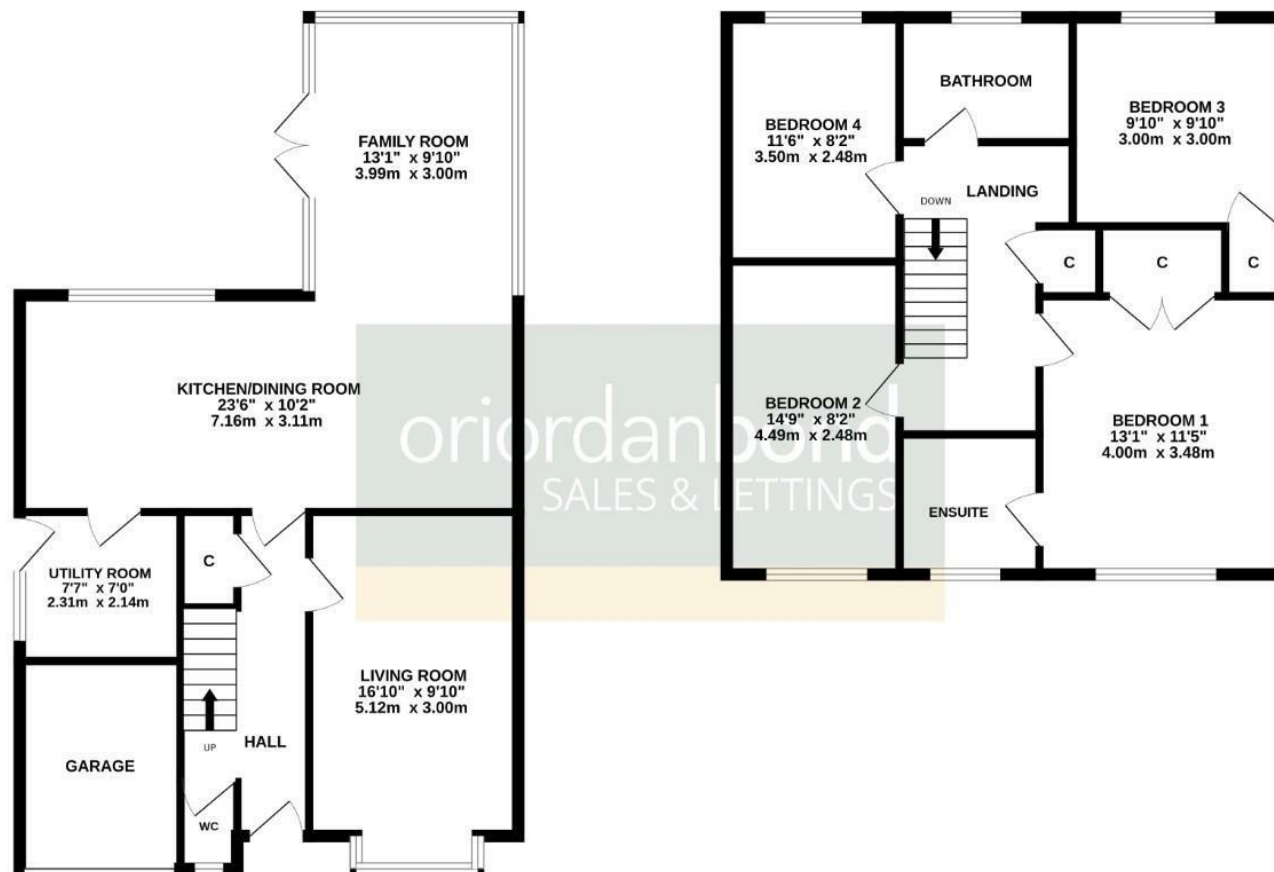






GROUND FLOOR  
751 sq.ft. (69.8 sq.m.) approx.

1ST FLOOR  
686 sq.ft. (63.7 sq.m.) approx.



TOTAL FLOOR AREA : 1437 sq.ft. (133.5 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 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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#### Additional information

- Council Tax Band: D
- Energy Efficiency Rating: D

#### 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 North Sales**

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