



# Thorburn Road

Weston Favell Village, Northampton

oriordanbond  
SALES & LETTINGS



# Thorburn Road

Weston Favell Village  
NN3 3DA

Guide Price  
£750,000

O'Riordan Bond is delighted to have been chosen to market this substantial and individual four bedroom detached family home, located on a generous plot, vastly set back from the road, within the highly sought after Thorburn Road within Weston Favell Village. This family home offers just over 2300 square foot of spacious living accommodation throughout.

The property comprises spacious entrance hall, cloakroom/WC, dual aspect living room with feature log burner, dining room, study, open plan kitchen/breakfast room with utility connected and a 19' family room. To the first floor are four double bedrooms and a four-piece family bathroom with the master bedroom benefitting from an en-suite shower room. Outside, to the front of the property is long driveway leading to ample off road parking and large garage with lawn areas and mature trees creating secluded privacy without compromising on natural light. The large rear garden is private and beautifully landscaped with a paved patio, raised flower beds and laid mainly to lawn with shrubs and trees. Further benefits include a brick-built outbuilding with power and light connected, uPVC double glazing and gas radiator heating. (B/2311/L)

- Substantial four bedroom detached residence
- En-suite to master bedroom
- Four reception rooms
- Open plan kitchen/breakfast room
- Large landscaped garden on generous plot
- Ample off road parking and large garage





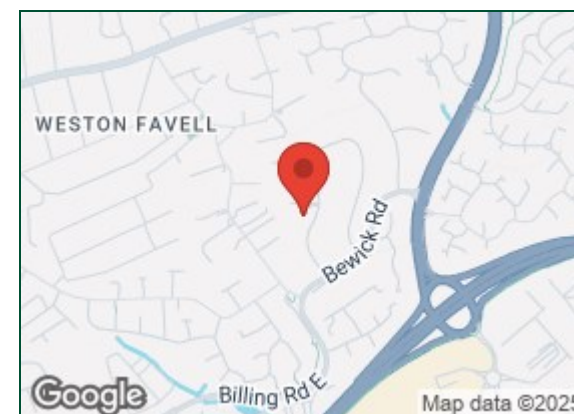
GROUND FLOOR  
1787 sq.ft. (166.0 sq.m.) approx.

1ST FLOOR  
835 sq.ft. (77.6 sq.m.) approx.



TOTAL FLOOR AREA : 2622 sq.ft. (243.6 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: G
- 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.

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