

Antona Close  
Raunds  
NN9 6EA

£325,000

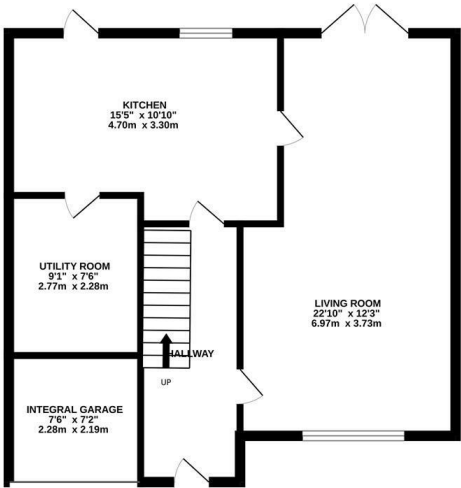


OSCAR JAMES

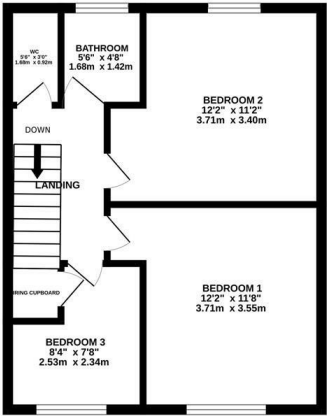
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# FLOOR PLANS

GROUND FLOOR  
614 sq.ft. (57.1 sq.m.) approx.



1ST FLOOR  
406 sq.ft. (37.7 sq.m.) approx.



TOTAL FLOOR AREA : 1021 sq.ft. (94.8 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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## AT A GLANCE...



Good living accommodation throughout



Kitchen/diner & utility room



Three bedrooms



Bathroom with separate W.C



Generous garden with large log cabin



Driveway



## WHAT'S GREAT?

### \*\*\*FULL GRANTED PLANNING PERMISSION\*\*\*

This home has full planning permission for a Two storey rear extension, first floor side extension and single storey front extension

Situated in a cul-de-sac in Raunds, on the sought-after border of Stanwick, this three-bedroom detached family home offers an ideal setting for modern family living. The property is conveniently located close to local amenities, excellent road links and the beautiful Stanwick Lakes, perfect for family days out and weekend walks.

Internally, the home is bright throughout, with large windows creating a wonderful sense of light and space. The lounge/diner features a log burner, ideal for cosy evenings, while the generously sized kitchen/diner provides great space for the family. The current owners have part-converted the garage to create a spacious utility room, while still retaining useful storage to the front of the remaining garage space.

To the first floor are three bedrooms, along with a bathroom and separate WC. The landing benefits from an airing cupboard and loft access.

Externally, the rear garden is a blank canvas, offering fantastic scope to be landscaped to perfection. A standout feature is the large, well-insulated log cabin complete with electricity, currently used as a wellbeing studio, but offering a multitude of potential uses such as a home office, gym, or hobby room. To the front of the property, a driveway provides off-road parking.

This is a wonderful opportunity to acquire a bright, spacious family home in a desirable and well-connected location.

...expect excellence



## SELLER'S SECRET

"The log burner has been perfect for cosy evenings and the garden is a lovely size, the log cabin being a real bonus for working from home. The location has been ideal quiet and friendly, yet close to amenities and Stanwick Lakes for walks and family time."



## Why we like it....

This is a superb opportunity to purchase a detached family home in a desirable cul-de-sac position. The property offers exciting potential both internally and externally.

# OSCAR JAMES

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To buy or not to buy....

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