



Connells

Ixworth Close  
Northampton



# Ixworth Close Northampton NN3 8TW

for sale  
**£370,000**



## Property Description

The house features a large living room that extends from the front to the back, providing ample space for relaxation and entertainment. Additionally, there is a separate dining room where you can enjoy family meals and host guests. The kitchen/diner is spacious and well-equipped, allowing for easy meal preparation and casual dining.

One of the highlights of this property is the master bedroom with an en-suite bathroom with a jacuzzi bath, providing you with the utmost comfort and privacy, also a Jack and Jill bathroom. This means a further bedroom has direct access to the bathroom.

The rear garden of this house is low maintenance, perfect for those who prefer a hassle-free outdoor area. From here, you can enjoy a lovely view overlooking the Spinney, adding to the tranquility of the surroundings.

To accommodate your vehicles, the property includes a EV charging port, driveway and a garage, providing convenient and secure parking options.

## Entrance Hall

Enter via double glazed door to the front aspect.

## Lounge

26' 6" x 14' 5" ( 8.08m x 4.39m )

Double glazed window to the front aspect. Double glazed french doors to the rear aspect. Television point. BT point. Wall mounted radiator.

## Dining Room

10' x 15' 6" ( 3.05m x 4.72m )

Double glazed window to the rear aspect.

## Kitchen / Breakfast Room

9' 7" x 17' 6" ( 2.92m x 5.33m )

Wall and base units. Worksurfaces. Sink and drainer unit. Space for American style fridge-freezer, washing machine, dishwasher, tumble dryer and range style cooker. Double glazed window to the front aspect. Double glazed door to the side aspect.

## Bedroom One

14' 4" x 10' ( 4.37m x 3.05m )

Double glazed window to the front aspect. Wall mounted radiator. Television point. Built in wardrobes.

## En Suite

2 Double glazed windows to the rear aspect. Jacuzzi bath, separate shower, wash hand basin and low level WC. Television point.

## Bedroom Two

9' 6" x 13' 2" ( 2.90m x 4.01m )

Double glazed window to the rear aspect. Wall mounted radiator.

### Bedroom Three

8' 2" x 9' 5" ( 2.49m x 2.87m )

Double glazed window to the front aspect.  
Wall mounted radiator. Television point.

### Bedroom Four

8' 4" x 5' 10" ( 2.54m x 1.78m )

Double glazed window to the rear aspect.  
Wall mounted radiator.

### Bedroom Five / Study

10' 3" x 6' 7" ( 3.12m x 2.01m )

Double glazed window to the front aspect.  
Wall mounted radiator.

### Bathroom

Jack and Jill to bedroom 2. Double glazed window to the side aspect. Shower cubicle, wash hand basin and low lever WC. Towel rail.

### Outside

#### Front

Driveway with parking for 3 cars. Tesla EV charging point.

#### Rear

Patio. Enclosed by fencing with gated rear access.

#### Garage

16' 9" x 8' 1" ( 5.11m x 2.46m )

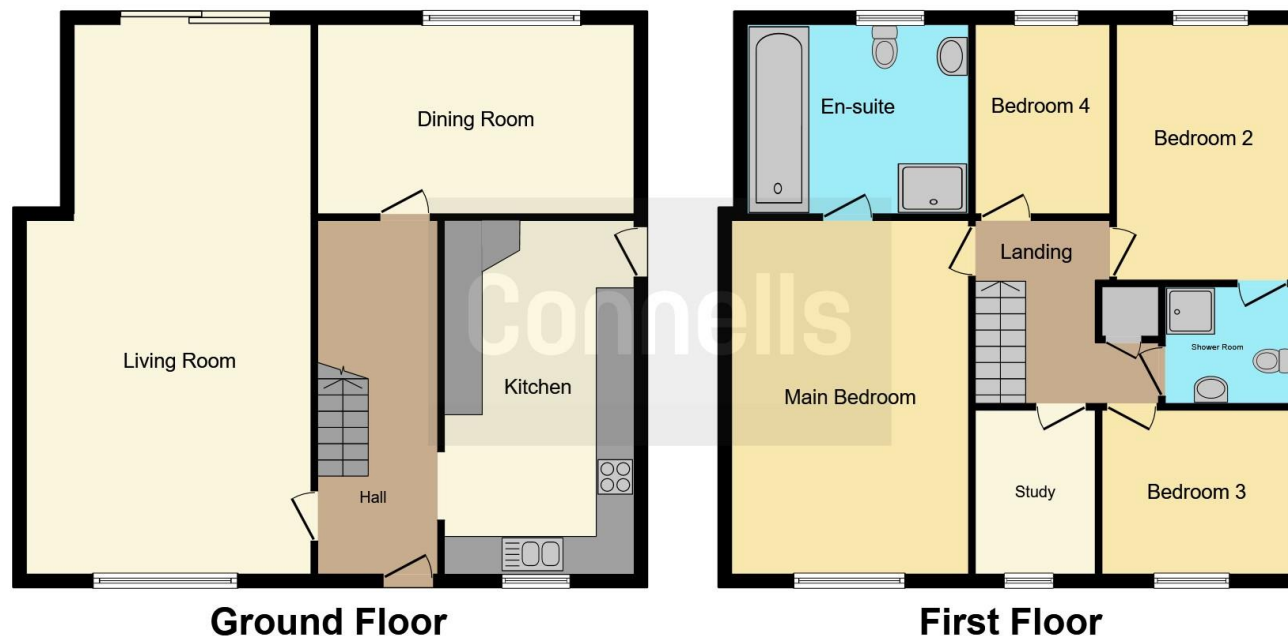












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EPC Rating: C    Council Tax  
 Band: C

Tenure: Freehold

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Property Ref: NHT412725 - 0013