



**Connells**

Swansea Crescent  
NORTHAMPTON



## Property Description

This two bedroom house is located in close proximity to Dallington Park and would make an ideal first home for someone looking to get onto the property ladder. Benefits include front and rear gardens, gas to radiator central heating and double glazed windows.

Briefly, accommodation comprises; entrance porch, entrance hall with door to lounge and stairs rising to the first floor, fitted kitchen, master bedroom with built-in wardrobes, further bedroom and three piece family bathroom.

Outside, there is a large garden to the rear and on street parking to the front.

Viewing highly recommended!

## Entrance Porch

Enter via double glazed door to the front aspect. Double glazed window to the front aspect. Ceramic tiled flooring.

## Entrance Hall

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

## Lounge

13' 3" x 12' 3" max ( 4.04m x 3.73m max )

Double glazed window to the front aspect. Wall mounted radiator. Telephone point. Laminate wood flooring.

## Kitchen

15' 5" x 6' 2" ( 4.70m x 1.88m )

Fitted kitchen comprising a range of wall and base units. Work surfaces. Stainless steel sink and drainer unit. Tiling to splashback areas. Space for cooker with hood over. Plumbing and space for washing machine. Central heating boiler. Under stairs storage. Two double glazed windows to the rear aspect.

## Landing

Stairs rising up from the entrance hall. Doors to all rooms.

## Bedroom One

14' 11" max x 10' 11" max ( 4.55m max x 3.33m max )

Two double glazed windows to the front aspect. Built-in wardrobes. Wall mounted radiator. Television point. Access to loft space.

## Bedroom Two

9' 2" x 8' 6" ( 2.79m x 2.59m )

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

## Bathroom

Suite comprising bath with mixer taps, Electric shower over and low level WC. Fully tiled. Wall mounted radiator. Ceramic tiled flooring. Double glazed window to the rear aspect.

## Outside

### Rear Garden

Paved. Tap. Light. Enclosed by timber and metal fencing. Two storage sheds. Gated side access.

### Parking

On street parking available.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

To view this property please contact Connells on

**T 01604 638 281**  
**E [northampton@connells.co.uk](mailto:northampton@connells.co.uk)**

6 Wood Hill  
 NORTHAMPTON NN1 2DA

**EPC Rating: D**

**view this property online [connells.co.uk/Property/NHT412866](http://connells.co.uk/Property/NHT412866)**

Tenure: Freehold



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Awaiting Photograph