

Connells

Troutbeck Walk Northampton

# Troutbeck Walk Northampton NN3 6PX







# **Property Description**

\*\*\*THREE BEDROOM HOME WITH REAR ACCESS TO EASTFIELD PARK AND NO UPPER CHAIN\*\*\* Close to local ammenities and Ofsted rated "Good" schools, this three bedroom family home is a great oppourtunity to add value to a property and create a home suited to your taste. The accomadation comprises; entrance hallway, downstairs cloakroom, lounge/ diner, kitchen, three good size bedrooms and the family bathroom. Outside, the rear garden is a good size and low maintenance with brick raised beds and enclosed by fencing. The property benfits from rear access to Eastfield Park and has large pine trees behind, making for a very pleasant, private garden.

### **Entrance Hall**

Enter via double glazed front door to the front aspect. Understairs storage cupboard.

## Cloakroom

Low level WC and wash hand basin. Part tiled walls and tiled flooring. Double glazed window to the front aspect.

## Lounge

21' 1" x 10' 3" ( 6.43m x 3.12m )

Double glazed bay window to the front aspect. Two wall mounted radiators. Stone fireplace with electric fire. Carpet flooring.

#### Kitchen

10' 11" x 9' 11" ( 3.33m x 3.02m )

Wall and base units. Worksurfaces. Sink and drainer unit. Breakfast bar. Extractor hood over. Space for dishwasher, washing machine, fridge-freezer and oven. Double glazed window to the rear aspect. Double glazed door to the rear aspect.

## Landing

Access to loft space. Airing cupboard. Carpet flooring.

#### **Bedroom One**

9' 5" x 13' 4" up to wardrpbe (  $2.87m \times 4.06m$  up to wardrpbe )

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

#### **Bedroom Two**

10' x 10' 1" up to wardrobe (  $3.05\mbox{m}$  x  $3.07\mbox{m}$  up to wardrobe )

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

## **Bedroom Three**

 $8^{\circ}$  5" x 7' 8" up to cupboard ( 2.57m x 2.34m up to cupboard )

Storage cupboard. Double glazed window to the rear aspect. Wall mounted radiator. Carpet flooring.

#### Bathroom

Shower, Low level WC and vanity wash hand

basin. Extractor fan. Part tiled and tiled floor. Wall mounted radiator. Double glazed window to the front aspect.

# Outside

# **Front Garden**

Raised brick flower beds, trees and shrubs. Gravel.

# Rear Garden

Raised brick flower beds. Patio. Brick shed.



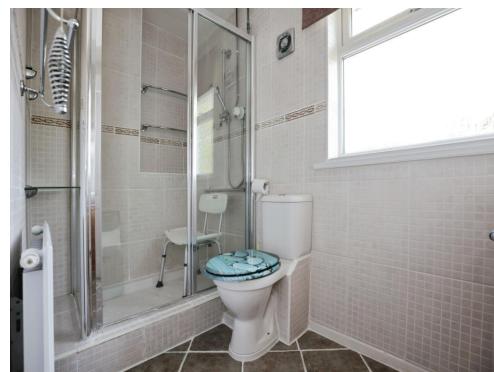














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EPC Rating: D Council Tax Band: A

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