

for sale

£290,000



Vine Hill Close Higham Ferrers Rushden NN10 8EH

This versatile bungalow has been extended to create first floor accommodation in addition to the existing ground floor accommodation. Now 3/4 bedrooms with 2 bedrooms being on the 1st floor, the property also benefits from lounge, dining room (if used as such) kitchen & shower room. Garage & drive!

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Entrance Hall

Door to side elevation and radiator.

Lounge

15' x 11' 3" (4.57m x 3.43m)

Double glazed window to rear elevation, fireplace and radiator.

Dining Room

11' 11" x 10' 3" (3.63m x 3.12m)

Double glazed windows to front and side elevations and radiator.

Kitchen

10' 10" x 10' 7" (3.30m x 3.23m)

Double glazed door and window to rear elevation. Fitted with a range of wall and base units with work surfaces over, 1.5 bowl stainless steel sink drainer and tiling to water sensitive areas. Electric oven and gas hob with space for fridge freezer and washing machine.

Bedroom One

11' 11" x 11' 3" (3.63m x 3.43m)

Double glazed window to front elevation and radiator.

Shower Room

Double glazed window to side elevation. Shower cubicle, low level wc and wash hand basin with tiling to water sensitive areas. Heated towel radiator and storage cupboard.



First Floor Landing

Double glazed window to rear elevation.

Bedroom Two

13' x 12' 3" (3.96m x 3.73m)

Double glazed window to rear elevation, storage cupboard and radiator.

Bedroom Three

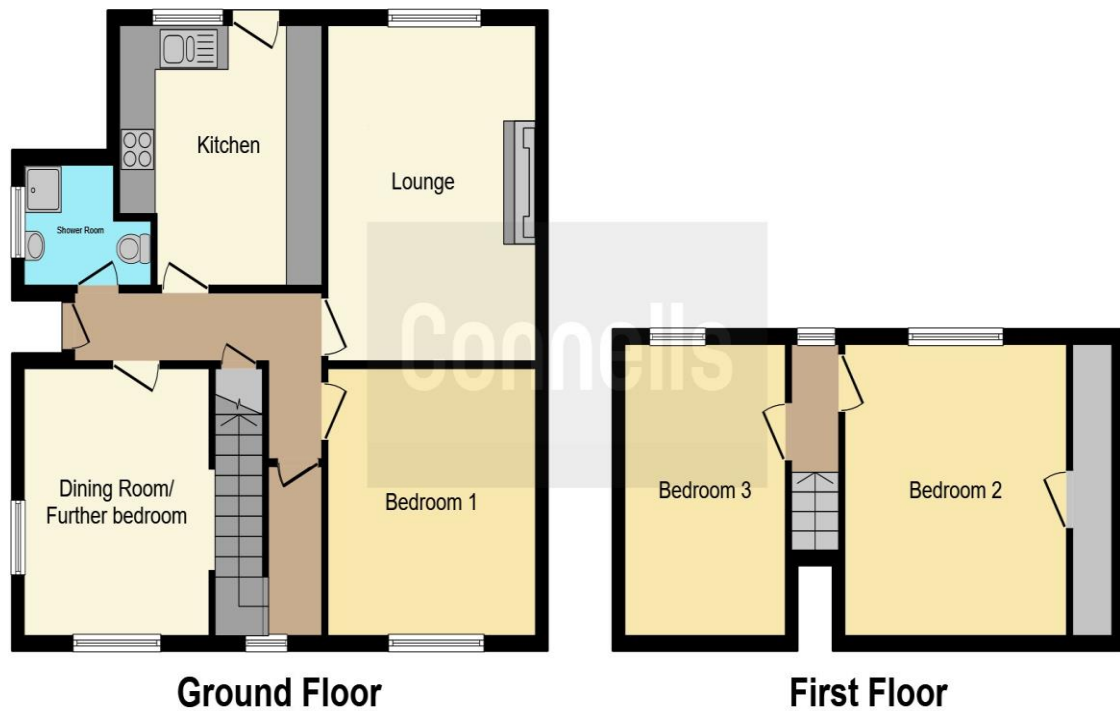
13' x 8' 11" (3.96m x 2.72m)

Double glazed window to rear elevation and radiator.

Agents Note

It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your Conveyancer will take the necessary steps and advise you accordingly





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

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T 01933 312 363
E rushden@connells.co.uk

66 High Street
 RUSHDEN NN10 0PJ

Property Ref: RDN405543 - 0002

Tenure: Freehold

EPC Rating: D

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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