



**Connells**

Chettle Place  
Potterspury Towcester





### Property Description

Connells are delighted to bring to the market this 25% Shared Ownership, 2 bed semi-detached property in the sought after village of Pottersbury.

The property comprises in brief of Living room, good sized kitchen, and separate conservatory to the first floor. Upstairs are 2 double bedrooms and family bathroom. Externally the property benefits from a good-sized rear garden and lean too storage to the side along with parking to the front.

This property offers an excellent opportunity for a buyer to put their own stamp on their first home.

Potterspurty, in West Northamptonshire, is located to the north of Watling Street, close to the market towns of Towcester and Stony Stratford. The community features a small grocery/stationery store, two village pubs, a post office, a village hall, and a sports and social club that is home to the Potterspurty Football Club. Potterspurty House, the village's hotel, spa, and restaurant, has received numerous five-star reviews.

### Entrance Hall

Doors to dining room and kitchen.

### Dining Room

10' 3" x 13' 11" ( 3.12m x 4.24m )  
window to front aspect.

### Kitchen

13' 4" x 10' 9" ( 4.06m x 3.28m )  
Fitted units to base and eye level with complimentary worktop over. Storage cupboard. Laminate floor. Integrated cooker and washing machine.

### First Floor Landing

Loft hatch. Electric heater.

### Bedroom 1

8' 9" x 11' 4" into wardrobe ( 2.67m x 3.45m into wardrobe )  
Electric heater. Double glazed window to rear aspect.

### Bedroom 2

8' 11" x 13' 6" max ( 2.72m x 4.11m max )  
Airing cupboard. Electric heater. Double glazed window to front aspect.

## Bathroom

Panel bath with shower over. Close coupled w.c., pedestal wash hand basin. Heater.

## Outside

### Rear Garden

Wrap around garden mainly laid to gravel. Shed. Large fishpond. Lean to storage.

### Parking

Two allocated parking space.















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 01908 563 993**  
**E [stonystatford@connells.co.uk](mailto:stonystatford@connells.co.uk)**

82 High Street Stony Stratford  
 MILTON KEYNES MK11 1AH

**EPC Rating: Awaiting**

Tenure: Leasehold

**view this property online [connells.co.uk/Property/SSD307238](http://connells.co.uk/Property/SSD307238)**

This is a Leasehold property with details as follows; Term of Lease 99 years from 25 Mar 1994. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

**See all our properties at [www.connells.co.uk](http://www.connells.co.uk) | [www.rightmove.co.uk](http://www.rightmove.co.uk) | [www.zoopla.co.uk](http://www.zoopla.co.uk)**

Property Ref: SSD307238 - 0003