





Property Description

Modern semi-detached family home on the Towcester Racecourse Estate three storey living with four/five bedrooms and a study/fifth bedroom, ensuite to master, family bathroom, kitchen/dining room, sitting room and cloakroom. Fully enclosed garden with tandem driveway, carport and garage. VIEWING IS ADVISED.

Towcester is a charming market town in Northamptonshire known for its rich history and vibrant community. The town's historical significance is evident in its Roman heritage, with ruminants of the Roman wall and towers still visible today. Towcester's Racecourse, a picturesque venue for national horse racing events now has weekly dog racing. The Silverstone circuit home to the Formula 1 races, add to the town's allure. The town's local dining scene is a blend of quaint cafes and welcoming eateries, catering to a variety of tastes. Towcester's parks and green spaces, such as the Towcester Millennium Green, offer serene spots for walks, picnics and outdoor activities. The town's commitment to preserving its history while embracing modern amenities makes it a desirable place to live and visit.

Entrance

Front door to accommodation.

Kitchen/Diner

15' 1" x 9' 6" (4.60m x 2.90m)

Fitted kitchen with integrated oven and electric hob. Space for appliances. Double glazed window to front and side aspects.

Cloakroom

Close coupled w.c., pedestal wash hand basin.

Sitting Room

10' 1" x 16' 4" (3.07m x 4.98m)

Double glazed French doors to garden and double-glazed window to rear aspect.

First Floor

Doors to all rooms.

Bedroom 2

16' x 10' 3" (4.88m x 3.12m)

Double glazed window to front and rear aspects.

Bedroom 3

13' 7" x 9' 5" (4.14m x 2.87m)

Double glazed window to rear aspect.

Bedroom 4

8' 1" x 9' 5" (2.46m x 2.87m)

Double glazed window to front aspect.

Study/Bedroom 5

10' x 6' 6" (3.05m x 1.98m)

Double glazed window to rear aspect.

Bathroom

Panel bath. Close coupled w.c., wash hand basin. Double glazed window to front aspect.

Second Floor

Door to master bedroom.

Master Bedroom

16' 7" x 12' 11" (5.05m x 3.94m)

Double glazed window to front aspect. Door to ensuite.

Ensuite

Shower cubicle. Close coupled w.c., wash hand basin. Skylight window.

Outside

Front Garden

Enclosed by brick wall and wrought iron railings. Grass area. Tandem driveway leading to carport and garage.

Rear Garden

Enclosed by brick wall and panel fence. Mainly laid to lawn with patio area. Gated rear access.

Garage

19' 10" x 10' 4" (6.05m x 3.15m)

Up and over door.

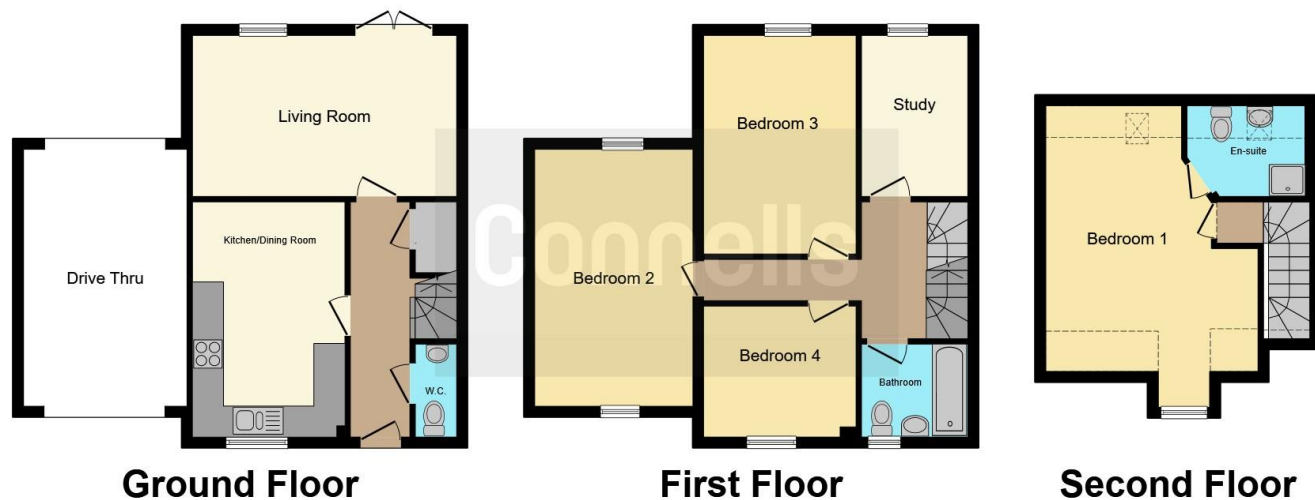
Agents Note

The owner does not currently pay a management charge however there maybe one in the future for management of green and private road areas. **Please confirm this information with your solicitor**.









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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EPC Rating: B Council Tax
 Band: B

Tenure: Freehold

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