



Offered for sale with NO UPWARD CHAIN is this charming GRADE II LISTED STONE cottage situated in the heart of the village and overlooking the church. The property offers a cosy feel and retains CHARACTER FEATURES to include exposed timbers, deep window sills, tiled floors and offers accommodation to briefly comprise; kitchen with bespoke units, sitting room with space for a dining table and a WOOD BURNING STOVE. On the first floor there are two bedrooms and a bathroom with shower set over. The property also has GAS CENTRAL HEATING and outside to the front there is a courtyard that also provides access to the last cottage. VIEWING IS HIGHLY RECOMMENDED TO FULLY APPRECIATE THIS DELIGHTFUL COTTAGE. Fast Find - 13905, EPC - N/A



fast find
13905

Daventry Office

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photos available
on our Website



2 floorplans available
on our Website

£195,000

6 Nuns Lane, LONG BUCKBY

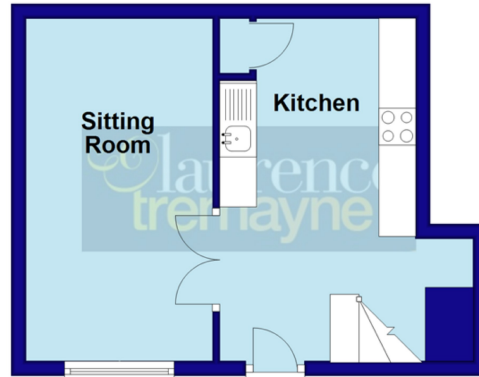
Entered Via

Wood panel stable style door into;

Kitchen 15'0" max x 8'9"
(4.57m max x 2.67m)

Fitted with bespoke units and drawers with wood block work surfaces over, inset circular stainless steel sink unit with mixer tap over, tiling to water sensitive areas, built in stainless steel electric oven, inset electric hob, integrated fridge, shelving and under-stairs storage cupboard. There are also

Ground Floor



First Floor



Total area: approx. 50.4 sq. metres (542.1 sq. feet)

exposed ceiling timbers and tiled flooring as well as a further storage cupboard housing the gas-fired combination boiler. A wood panel door leads to the stairs rising to the first floor landing and ornate solid timber bi-folding doors leading to the:

Sitting Room 15'3" x 8'3"
(4.65m x 2.51m)

The focal point of this charming room is the exposed brick chimney breast with inset wood burning stove, original storage

cupboards either side of the fireplace, continuation of the tiled flooring, original ceiling timbers, window to front aspect with deep sill and double panel radiator under.

Landing

Wood panel doors to all upstairs accommodation, original ceiling timbers, access to loft space.



Bedroom One 15'0" x 8'3"
(4.57m x 2.51m)

Window to front aspect with deep sill and outlook overlooking the church, original exposed timbers and a double panel radiator.

Bedroom Two 7'0" x 6'8"
(2.13m x 2.03m)

Window to front aspect with deep sill, radiator, original

ceiling timber, storage cupboard over the stairs, exposed floorboards.

Bathroom

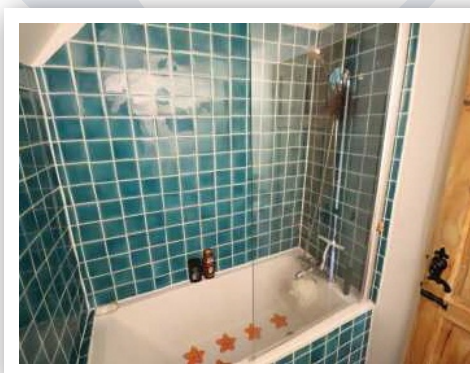
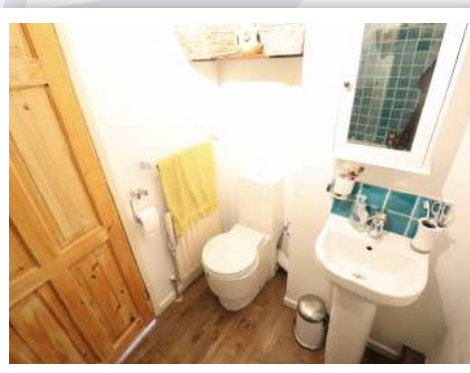
Re-fitted with a three piece suite comprising a non-standard sized bath with full tiling over, mixer tap and shower attachment over, pedestal wash hand basin with tiled splash back, close coupled WC, radiator and an original ceiling timber.

Outside

The property is accessed via a shared party walkway with



gates denoting the boundaries and a pretty cobbled area with space to sit out and fronted with a stone wall.



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**Viewing strictly by
appointment with the agent**



Agents Disclaimer

Floorplans: are for general guidance only and not to scale and should not be used as a basis for the purchase of furnishings and furniture. Measurements: are for general guidance only. The buyer is therefore advised to check measurements if they are required for any other purpose, eg fitted carpets, furniture. Appliances: Laurence Tremayne Estate Agents have not tested any apparatus, equipment or fitting for services and so cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor.

MORTGAGE ADVICE

Independent mortgage advice is available, without charge, for all prospective purchasers of this property. Written quotations available on request.

"YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR ANY OTHER LOAN SECURED ON IT"

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