



Sharman Road, Northampton NN5 5LB

welcome to

Sharman Road, Northampton

A beautifully presented terraced three bedroom property situated within walking distance of the mainline railway station and all good amenities.



Entrance Area

Double part obscure glazed door to front aspect, staircase to first floor landing, opening to lounge area, radiator.

Cloakroom

Double obscure glazed window to front aspect, low level WC, wash hand basin with vanity unit, tiled walls, tiled floor.

Lounge Area

10' 4" x 9' 7" (3.15m x 2.92m)

Double glazed window to front aspect, storage unit, opening leading to dining area.

Dining Area

10' 3" x 11' 10" (3.12m x 3.61m)

Double glazed French doors to rear garden, cast iron fireplace with mantle over, understair storage cupboard, door way to kitchen.

Kitchen

10' 4" x 7' 11" (3.15m x 2.41m)

Fitted kitchen with wall and base units with work surfaces over, stainless steel sink and drainer, electric oven, electric hob, cooker hood, plumbing for washing machine, space for fridge freezer, double glazed window to side aspect, tiled splashback area, tiled floor, coving to ceiling, breakfast bar, doorway to utility area.

Utility Area

6' 4" x 3' 2" (1.93m x 0.97m)

Base units with work surfaces, cupboards, plumbing for a washing machine/dishwasher, tiled splashback, tiled floor, radiator, door to cloakroom.

First Floor Landing

Stairs from entrance area, doors to bedrooms and bathroom.

Bedroom One

13' 2" x 9' 8" (4.01m x 2.95m)

Double glazed window to front aspect, picture rail, radiator.

Bedroom Two

10' 4" x 7' 1" (3.15m x 2.16m)

Double glazed window to rear aspect, radiator.

Bedroom Three

7' 8" max x 6' 5" (2.34m max x 1.96m)

Double glazed window to rear aspect, radiator.

Shower Room

7' 7" max x 4' 1" (2.31m max x 1.24m)

Low level WC, wash hand basin, extractor fan, part tiled walls, shower cubicle, heated towel rail.

Rear Garden

Fully enclosed with paving for low maintenance, outside tap, borders and beds.



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welcome to

Sharman Road, Northampton

- Beautifully presented terraced property
- Cloakroom and utility room
- Fitted kitchen
- Lounge and dining room areas
- Three bedrooms

Tenure: Freehold EPC Rating: D

offers in excess of

£210,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
NMS114249 - 0003

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