

# Althorp Road, Northampton NN5 5EQ



# welcome to

# Althorp Road, Northampton

A well presented terraced property situate within the St James area of Northampton, in close proximity of amenities and mainline railway station.













#### Entrance

#### **Entrance Hall**

Entered via double part obscure glazed door to the front aspect, stairs rising to the first floor landing, part glazed door to dining room, radiator and doors to all rooms.

#### Lounge

10' 4" x 9' 9" ( 3.15m x 2.97m ) Double glazed window to the front aspect, fire surround with mantle over housing gas fire, cupboards housing meters and lead through to the dining room.

#### **Dining Room**

10' 4" max x 11' 3" ( 3.15m max x 3.43m ) Double glazed window to the rear aspect, radiator and part glazed door with step down to kitchen.

#### Kitchen

10' 3" x 7' 7" ( 3.12m x 2.31m )

Fitted kitchen comprising a range of matching wall and base units with work surfaces over, one and a half bowl stainless steel sink and drainer, tiling to splash backs, electric oven and a five ring gas hob, understairs storage cupboard, plumbing for washing machine, double glazed window to the side aspect, radiator and double obscure glazed door to the garden.

#### Landing

Stairs rising from the entrance hall, access to loft space, doors to the bedrooms and bathroom.

#### **Bedroom One**

13' 3" max x 10' 5" ( 4.04m max x 3.17m ) Two double glazed windows to the front aspect and radiator.

#### **Bedroom Two**

11' 1" x 7' 9" max ( 3.38m x 2.36m max ) Double glazed window to the rear aspect and radiator.

#### Bathroom

9' 8" x 7' 5" (2.95m x 2.26m) Double obscure glazed window to the rear aspect, WC, wash hand basin, bath with mixer taps and shower over, cupboard housing hot water and central heating boiler, part tiling and heated towel rail.

### Externally

#### Rear Garden

Part fenced and walled with rear gated access, paved for low maintenace, gravelled border, outside tap and a brick built storage shed.





### welcome to

# Althorp Road, Northampton

- Well presented terraced property
- In close proximity of amenities and mainline railway station
- Fitted kitchen
- Lounge and dining area
- Two double bedrooms

Tenure: Freehold EPC Rating: D

# £205,000





## view this property online williamhbrown.co.uk/Property/NMS114877



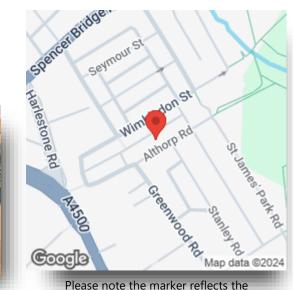
Property Ref:

NMS114877 - 0007

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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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 is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer

#### William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



postcode not the actual property

william h brown



01604 632322

Northampton@williamhbrown.co.uk 9 Bridge Street, NORTHAMPTON,

Northamptonshire, NN1 1NH



williamhbrown.co.uk