



Andrews Way, Raunds WELLINGBOROUGH NN9 6RD

welcome to

Andrews Way, Raunds WELLINGBOROUGH

*****NO ONWARD CHAIN - CLOSE TO LOCAL PARKS!***** This modern detached home is offered in a fantastic location in the thriving market town of Raunds. With beautiful countryside on your doorstep, this really should be at the top of your shortlist! There is great road access to major towns for commuters!



Entrance Hall

Entered via double glazed door to the front aspect, door mat, radiator and doors to the cloakroom and lounge.

Cloakroom

Double glazed obscure window to the front aspect, WC, wash hand basin, tiling and radiator.

Lounge

11' 9" x 15' (3.58m x 4.57m)

Double glazed window to the front aspect, stairs rising to the first floor landing, television and telephone point, radiator and archway into the dining room.

Dining Room

7' x 9' 8" (2.13m x 2.95m)

Patio doors to the rear aspect and radiator.

Kitchen

7' 3" x 9' 8" (2.21m x 2.95m)

Fitted kitchen comprising a range of base units with work surfaces over, one and a half bowl sink and drainer, tiling to splash backs, electric oven and gas hob with cooker hood over, double glazed window to the rear aspect, tiled flooring, central heating boiler and archway to the utility.

Utility Room

5' 1" x 8' (1.55m x 2.44m)

Window to the rear aspect, a range of base units with work surfaces over, cupboards, part tiling, plumbing for washing machine and dishwasher, space for fridge/freezer, radiator and door to the garden.

First Floor Landing

Stairs rising from the lounge, airing cupboard, access to loft space and doors to the bedrooms and bathroom.

Bedroom One

11' 5" x 14' (3.48m x 4.27m)

Double glazed window to the front aspect, fitted wardrobes, radiator and door to en suite.

Ensuite

Double glazed obscure window to the front aspect, WC, wash hand basin, shower cubicle, tiled flooring, spot lights, part tiling and heated towel rail.

Bedroom Two

8' 4" x 11' 3" (2.54m x 3.43m)

Double glazed window to the front aspect, built in wardrobe and radiator.

Bedroom Three

8' x 10' 9" (2.44m x 3.28m)

Double glazed window to the rear aspect and radiator.

Bedroom Four

6' 5" x 8' 2" (1.96m x 2.49m)

Double glazed window to the rear aspect and radiator.

Bathroom

Double glazed window to the rear aspect, WC, wash hand basin, bath with mixer taps, spotlights and radiator.

Externally

Front

Block paved driveway providing off road parking and shrub borders.

Rear Garden

Mainly laid to lawn, patio providing a seating area, shed, gated side access with fencing enclosing the garden.



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welcome to

Andrews Way, Raunds WELLINGBOROUGH

- NO ONWARD CHAIN
- DETACHED HOME
- ENSUITE TO MASTER
- GARAGE
- CLOSE TO LOCAL PARKS

Tenure: Freehold EPC Rating: D

offers over

£280,000



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, room areas, coverage and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.



Please note the marker reflects the postcode not the actual property

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Property Ref:
RDS105966 - 0004

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