









welcome to

Mountbatten Way, Raunds Wellingborough

4 BED DETACHED HOME - LARGE LIVING ROOM/DINER! This perfect family home briefly comprises of, entrance hall, cloakroom, living room, dining room and kitchen. Outside to the garden, patio area, grass and access to the detached single garage. To the first floor, four bedrooms, W/C and bathroom.













Entrance Hall

Entered via double glazed door to the front aspect, stairs rising to the first floor landing, laminate flooring and radiator.

Cloakroom

WC, wash hand basin, splashback tiling, cupboards, laminate flooring and radiator.

Lounge

22' 3" x 13' 3" (6.78m x 4.04m)

Double glazed French doors to the rear aspect, fire place with electric fire, wall lights, radiator, television and telephone point.

Dining Room

11' 5" x 18' 1" (3.48m x 5.51m)

Double glazed window to the front aspect, wall lights and radiator.

Kitchen

14' 11" x 8' 7" (4.55m x 2.62m)

Fitted kitchen comprising a range of matching wall and base units with work surfaces over, one and a half bowl sink, tiling to splash backs, fitted electric oven and electric hob with cooker hood over, plumbing for washing machine/dryer, double glazed window to the rear aspect, laminate flooring and pantry.

First Floor Landing

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

Bedroom One

10' 5" x 13' 4" (3.17m x 4.06m)

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

Bedroom Two

11' 8" x 10' 5" (3.56m x 3.17m)

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

Bedroom Three

9' 10" x 10' 3" (3.00m x 3.12m)

Double glazed window to the rear aspect and radiator.

Bedroom Four

9' 4" x 6' 10" (2.84m x 2.08m)

Double glazed window to the rear aspect and radiator.

W C

Double glazed obscure window to the rear aspect and WC.

Bathroom

Double glazed window to the rear aspect, wash hand basin, shower cubicle, bath, extractor fan, full tiling and heated towel rail.

Front

Driveway providing off road parking for several cars.

Rear Garden

Laid to lawn, patio providing a seating area, raised vegetable beds, side access on both sides and enclosed with fencing.





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Mountbatten Way, Raunds Wellingborough

- DETACHED FOUR BEDROOM HOME
- DRIVEWAY AND GARAGE
- LARGE REAR GARDEN
- 22 FOOT LOUNGE
- CLOSE TO LOCAL AMENITIES

Tenure: Freehold EPC Rating: C

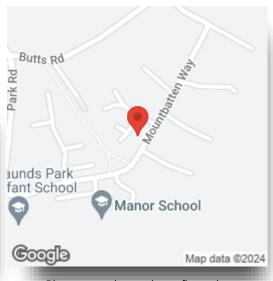
offers over

£300,000









Please note the marker reflects the postcode not the actual property





Property Ref: RDS106042 - 0004 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 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.

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