



**Windmill Lane, Raunds, Wellingborough NN9 6SJ**



**welcome to**

**Windmill Lane, Raunds, Wellingborough**

Upon entrance to the property, the open plan living room flows through to the Kitchen/diner that has ample room for a dining table. The kitchen has sliding doors into the garden. To the first floor, there are three bedrooms, two of which are large double bedrooms and a family bathroom.



### **Lounge**

9' 2" x 11' 8" ( 2.79m x 3.56m )

Entered via double glazed door to the front aspect, stairs rising to the first floor landing, double glazed window to the front aspect, wooden flooring, radiator, telephone and television point.

### **Kitchen / Diner**

16' 4" x 9' 8" ( 4.98m x 2.95m )

Fitted kitchen comprising a range of matching wall and base units with work surfaces over, one and a half bowl sink and drainer, splash backs, integrated appliances, double glazed window to the rear aspect and double glazed patio doors to the rear aspect.

### **First Floor Landing**

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

### **Bedroom One**

9' 2" x 11' 8" ( 2.79m x 3.56m )

Double glazed window to the front aspect and radiator.

### **Bedroom Two**

9' 2" x 9' 8" ( 2.79m x 2.95m )

Double glazed window to the rear aspect and radiator.

### **Bedroom Three**

7' 2" x 7' 2" ( 2.18m x 2.18m )

Double glazed window to the front aspect and radiator.

### **Bathroom**

WC, wash hand basin, bath with shower over, part tiling and radiator.

### **Externally**

#### **Front**

Driveway providing off road parking.

#### **Rear Garden**

Low maintenance enclosed garden with lawn area, access to the garage and patio providing a seating area.

#### **Garage**

Accessed via up and over door from the driveway, power and lighting connected, plumbing, plastered and door leading to the garden.



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## Windmill Lane, Raunds, Wellingborough

- THREE BED PROPERTY
- SOUGHT AFTER LOCATION
- OPEN PLAN GROUND FLOOR
- ENCLOSED LOW MAINTENANCE GARDEN
- CLOSE TO LOCAL AMENITIES

Tenure: Freehold EPC Rating: D

offers over

**£240,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
RDS106178 - 0004

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