









welcome to

Lime Oval, Raunds

This family home is laid out well and includes a kitchen/dining room, lounge with patio doors to the rear garden, downstairs WC, two double bedrooms, single bedroom and ample internal storage. The property also offers two of road parking spaces and is perfect for any first-time buyers or investor.













Entrance Hall

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

Cloakroom

WC, wash hand basin and extractor fan.

Lounge

15' 5" x 10' 6" (4.70m x 3.20m)

Double glazed patio doors to the rear aspect, carpet, radiator, telephone and television point.

Kitchen

11' 4" x 8' 8" (3.45m x 2.64m)

Fitted kitchen comprising a range of matching wall and base units with work surfaces over, sink and drainer, splash backs, electric oven and gas hob with cooker hood over, plumbing for washing machine and dishwasher, space for fridge/freezer, double glazed window to the front aspect and radiator.

First Floor Landing

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

Bedroom One

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

Bedroom Two

10' 7" x 7' 4" (3.23m x 2.24m)

Double glazed window to the rear aspect, carpet and radiator.

Bedroom Three

10' 5" x 6' 7" (3.17m x 2.01m)

Double glazed window to the rear aspect, carpet and radiator.

Bathroom

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

Externally

Front Rear Garden

Mainly laid to lawn, small patio providing a seating area, wall lights and side access.





welcome to

Lime Oval, Raunds

- Great First Time Buyer Property
- Close to local amenities
- Off road parking for 2 cars
- Sought after location
- Quiet location

Tenure: Freehold EPC Rating: B

£225,000







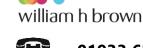


Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/RDS106287



Property Ref: RDS106287 - 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.





01933 626625



raunds@williamhbrown.co.uk



57 Brook Street, Raunds, WELLINGBOROUGH, Northamptonshire, NN9 6LL



williamhbrown.co.uk

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.