



**Regency Court, Rushden NN10 6EY**

**welcome to**

## **Regency Court, Rushden**

This beautiful house offers open plan kitchen and lounge, dining room and cloakroom on the ground floor. The first floor has Two double bedrooms, one with en suite and the other being used as a second lounge with Juliet balcony. Second floor with a further two bedrooms and a family bathroom.



**Entered Via:**

Double glazed door to front:

**Entrance Hall**

Radiator, storage cupboard with boiler.

**Cloakroom**

WC, wash hand basin, radiator.

**Kitchen / Family Room**

19' 8" x 13' 1" ( 5.99m x 3.99m )

Open plan, double glazed French doors to rear, fitted units to wall and base, stainless steel one and a half bowl sink, gas hob and electric oven, two radiators, plumbing for dishwasher and washing machine, integrated fridge/freezer, storage under stairs,

**Dining Room**

9' 4" x 6' 8" ( 2.84m x 2.03m )

Double glazed window to front, radiator.

**First Floor Landing**

Radiator, stairs to second floor.

**Lounge**

13' 3" x 13' 1" ( 4.04m x 3.99m )

Double glazed French doors with Juliet balcony to rear, electric fire and surround, radiator.

**Bedroom Three**

13' 2" x 9' 4" ( 4.01m x 2.84m )

Two double glazed window to front, two radiators, fitted wardrobes.

**En Suite**

Double jet shower cubicle, WC, wash hand basin with vanity unit, aqua tiled, radiator.

**Second Floor Landing**

Loft access.

**Bedroom One**

13' 3" x 10' 10" ( 4.04m x 3.30m )

Double glazed window to front, fitted wardrobe and drawers, radiator, storage cupboard with hot water tank.

**Bedroom Two**

13' 5" x 8' 1" ( 4.09m x 2.46m )

Two double glazed skylights to rear, radiator, fitted wardrobe.

**Bathroom**

WC, wash hand basin with vanity unit, bath with shower over, radiator, tiled, extractor.

**Outside****Rear Garden**

Decking area and gravel area, artificial grass, access to rear gate.

**Parking**

One allocated space.



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## Regency Court, Rushden

- TOWN HOUSE
- FOUR BEDROOMS
- EN SUITE
- OPEN PLAN KITCHEN AND LOUNGE
- ALLOCATED PARKING

Tenure: Freehold EPC Rating: C

# £300,000



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor areas, coverings and elevations 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 inspection.



Please note the marker reflects the postcode not the actual property

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Property Ref:  
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