



**East Grove, RUSHDEN NN10 0AP**



**welcome to**

## **East Grove, RUSHDEN**

This Two bedroom Terrace home with driveway comprises. Ground floor; entrance hall, cloakroom, lounge/diner, kitchen and utility. First floor are the Two bedrooms and the family bathroom. Externally the rear garden is laid with lawn has a patio providing a seating area and garden shed.



### Entrance Hall

Entered via door to the front aspect, character tiled flooring, stairs rising to the first floor landing, cupboard, radiator, doors to cloakroom and lounge/diner.

### Cloakroom

WC, wash hand basin, obscure window to the side aspect and radiator.

### Lounge / Diner

#### Lounge Area

10' 7" max x 12' 5" max ( 3.23m max x 3.78m max )  
Double glazed bay window to the front aspect, fitted blinds, fireplace with log burner and radiator.

#### Dining Area

13' 6" max x 10' 5" max ( 4.11m max x 3.17m max )  
Double glazed patio doors to the rear aspect.

### Kitchen

9' 11" x 7' 6" ( 3.02m x 2.29m )  
Fitted kitchen comprising a range of matching wall and base units with work surfaces over, Belfast sink and drainer, splash backs, electric oven and induction hob with cooker hood over, integrated dishwasher, double glazed window to the side aspect and radiator.

### Utility Room

Double glazed window to the side aspect, spotlights, access to the loft space, radiator and door to the rear garden.

### First Floor Landing

Obscure window to the front aspect, stairs rising from the entrance hall, access to loft space, doors to the bedrooms and bathroom.

### Bedroom One

13' 9" x 10' 5" ( 4.19m x 3.17m )  
Two double glazed window to the front aspect and vertical radiator.

### Bedroom Two

10' 6" x 9' 10" ( 3.20m x 3.00m )  
Double glazed window to the rear aspect and radiator.

### Bathroom

Double glazed window to the side aspect, WC, wash hand basin with vanity unit, bath with shower over, part tiling and heated towel rail.

### Externally

#### Front

Paved driveway.

#### Rear Garden

Mainly laid to lawn, patio providing a seating area and garden shed.



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## **East Grove, RUSHDEN**

- MID TERRACE HOME
- TWO DOUBLE BEDROOMS
- OFF ROAD PARKING
- UTILITY ROOM
- CLOSE TO RUSHDEN TOWN CENTRE

Tenure: Freehold EPC Rating: D

Council Tax Band: A

**£220,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
RSD109922 - 0003

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**william h brown**



**01933 410717**



[Rushden@williamhbrown.co.uk](mailto:Rushden@williamhbrown.co.uk)



52 High Street, Rushden, Northamptonshire,  
NN10 0PJ



**[williamhbrown.co.uk](https://www.williamhbrown.co.uk)**