



Holly Walk, Finedon NN9 5NJ

welcome to

Holly Walk, Finedon

We are delighted to offer this substantial four bedroom detached family home located in the original grounds of Finedon Hall in the old part of the Village, bordering the pocket park and surrounding farmland. The property is positioned on a very large plot with south facing rear garden.



Entrance Hall

Entered via UPVC double glazed door with double glazed side panel, radiator, stairs rising to first floor landing, door to under stairs storage, coving to ceiling and doors to:

Cloakroom

Suite comprising wash hand basin, low level WC, tiling to splashback areas and extractor fan.

Lounge

22' 10" x 11' 10" (6.96m x 3.61m)

Double glazed double doors to the front aspect, stone fire place with tiles hearth, coving to ceiling, wall lighting, two radiators and double glazed Patio doors to the rear aspect.

Dining Room

14' 10" x 9' 6" (4.52m x 2.90m)

Double glazed double doors to the front aspect, coving to ceiling and radiator.

Kitchen

10' 10" x 9' 5" (3.30m x 2.87m)

Fitted kitchen comprising wall and base units with work surfaces over, one and a half bowl stainless steel sink and drainer unit with food waste disposer and mixer tap over, tiling to splashback areas, eye level twin ovens, Neff electric hob, built in Neff microwave, coving to ceiling, radiator, double glazed window to the rear aspect and door to utility room.

Utility Room

9' 6" x 7' 6" (2.90m x 2.29m)

Fitted wall and base units with work surfaces over, plumbing for washing machine and dishwasher, space for larder fridge /freezer, radiator, coving to ceiling, double glazed window and door to the rear aspect leading to rear garden.

First Floor Landing

Stairs rising from entrance hall, coving to ceiling, access to loft space and doors to:

Bedroom One

11' 4" x 11' 4" to back of wardrobes (3.45m x 3.45m to back of wardrobes)

Double glazed window to the front aspect, radiator, coving to ceiling, fitted wardrobes with bedside units and overhead storage and door to en suite.

En Suite

Obscure double glazed window to the front aspect, suite comprising shower cubicle, vanity wash hand basin with overhead lighting, low level WC, built in storage unit, coving to ceiling and fully tiled.

Bedroom Two

11' 10" to back of wardrobes x 11' 6" (3.61m to back of wardrobes x 3.51m)

Double glazed window to the rear aspect, fitted wardrobes, fitted bedside units, fitted dressing table and mirror, coving to ceiling and radiator.

Bedroom Three

11' 4" x 9' 6" max (3.45m x 2.90m max)

Double glazed window to the front aspect, radiator, door to built in over the stairs storage cupboard and coving to ceiling.

Bedroom Four

11' 4" x 9' 6" max (3.45m x 2.90m max)

Double glazed window to the rear aspect, coving to ceiling and radiator.

Bathroom

Obscure double glazed window to the rear aspect, four piece suite comprising shower cubicle, corner bath, vanity unit with wash hand basin, shaver socket, door to storage cupboard, coving to ceiling, partly tiled and radiator.

Externally Front

Large frontage mainly laid to lawn with double width driveway leading to a double garage and pathway leading to front door.

Rear Garden

Large rear garden mainly laid to lawn with spacious patio area for seating and entertaining, well established and stocked borders and fully enclosed with timber fencing.



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welcome to

Holly Walk, Finedon

- South Facing Rear Garden
- Located In The Original Grounds Of Finedon Hall in the Old Part Of The Village, Bordering The Pocket Park & Surrounding Farmland
- Positioned On a Large Plot With Excellent Sized Gardens
- Substantial Sized Family Accommodation Throughout
- Excellent Location for London Commute. Five Minute Drive to Wellingborough Train Station

Tenure: Freehold EPC Rating: C

offers over

£450,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
WBR113280 - 0003

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