



Butterfields, Wellingborough NN8 2PZ

welcome to

Butterfields, Wellingborough

A well presented, modern three bedroom end of terrace family home situated in a cu-de-sac position with views over an open green. The property benefits from downstairs cloakroom, conservatory and easy access to local amenities. IMMEDIATE VACANT POSSESSION.



Entrance Hall

Part frosted double glazed door to front, wood laminate flooring, coving to ceiling, wall mounted meter, radiator.

Cloakroom

Frosted double glazed window to front. Suite comprising vanity unit with wash hand basin, low level WC, tiled splash backs, wood laminate flooring, radiator, recess cloaks area.

Lounge Area

14' 3" x 13' 10" (4.34m x 4.22m)

Double glazed window to front, stairs rising to first floor landing, wood laminate flooring, radiator, coving to ceiling.

Dining Area

11' 3" x 6' 2" (3.43m x 1.88m)

Double glazed patio door to rear, wood laminate flooring, coving to ceiling, radiator.

Kitchen

11' 3" x 6' 2" (3.43m x 1.88m)

Double glazed window to rear. Kitchen comprising single drainer unit inset to work surface, built-in oven, hob and extractor, plumbing for dishwasher, tiled splash backs, wood laminate flooring.

Conservatory

8' 9" x 7' 3" (2.67m x 2.21m)

Of brick and UPVC construction. Double glazed windows and French door to side, window to rear, radiator.

First Floor Landing

Hatch to loft which is boarded and has light and ladder, radiator, wood laminate flooring, built-in storage cupboard.

Bedroom One

10' 3" x 8' 6" (3.12m x 2.59m)

Double glazed window to front, wood laminate flooring, radiator, built-in wardrobe area of 6'11 x 3'2.

Bedroom Two

10' 5" x 6' 2" (3.17m x 1.88m)

Double glazed window to rear, wood laminate flooring, radiator.

Bedroom Three

7' 5" x 7' 2" (2.26m x 2.18m)

Double glazed window to rear, wood laminate flooring.

Bathroom

Frosted double glazed window to side. Suite comprising panelled bath with mixer tap shower and screen over, vanity unit with wash hand basin, low level WC, wall mounted heated towel rail, tiled splash backs, extractor fan, ceiling lighting.

Outside Front Garden

Open Plan with block paved area.

Rear Garden

Enclosed by timber fencing, paved patio, steps up to a lawned area, further steps up to lawn area and paved area.

Garage

Rear pedestrian access, light and power, eaves storage, plumbing for washing machine, gas boiler.



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welcome to

Butterfields, Wellingborough

- Modern end of terrace
- Three bedrooms
- Downstairs cloakroom
- Conservatory
- Off road parking and garage

Tenure: Freehold EPC Rating: C

offers over

£250,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
WBR113404 - 0003

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