

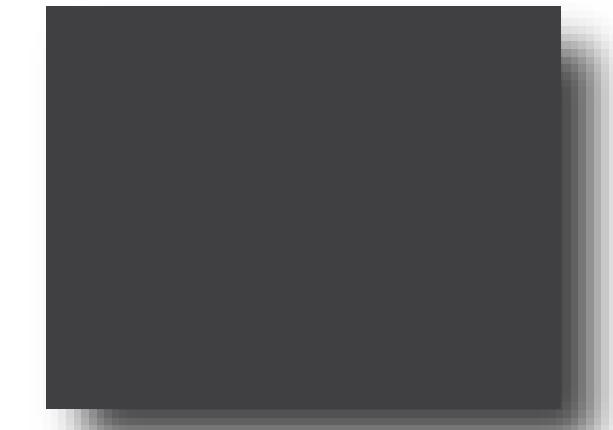
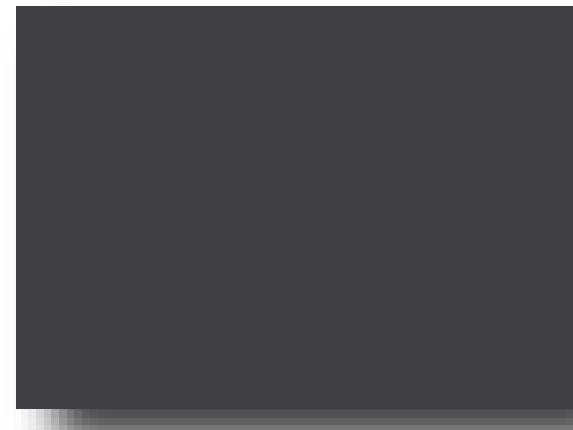


Broad Green, Wellingborough NN8 4LE

welcome to

Broad Green, Wellingborough

Offered for sale is this two bedroom end of terrace property, located in the heart of the town centre. This vacant property is offered with no chain and further benefits from modern double glazing, central heating and a modern kitchen and a large first floor bathroom.



Entered Via:

Part glazed door to:

Entrance Hall

Laminate flooring, stairs to first floor landing.

Lounge/Dining Room

A "through" room with double glazed window to front, cast iron "feature" fireplace with tiled insets, hearth both in living and dining areas, radiator, meter cupboard.

Kitchen

Fitted base and eye level units with work surface over, polycarbonate sink and drainer, tiled surrounds, ample space for white goods, wall mounted heater, double glazed window and door to side.

**First Floor
Landing**

Accessed from the entrance hall, loft access. storage cupboard on the landing.

Bedroom One

Two double glazed windows to front, radiator, built-in wardrobe.

Bedroom Two

Double glazed window to rear, radiator.

Bathroom

A large room with WC, twin wash hand basin, bath and separate shower cubicle, tiled walls, chrome towel rail, cupboard with central heating boiler, double glazed window to side.

**Outside
Rear Garden**

Gated side access from Jacksons Lane to a small wall enclosed courtyard.



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welcome to

Broad Green, Wellingborough

- Two bedroom end of terrace
- Offered for sale with NO CHAIN
- Modern kitchen, bathroom, central heating and double glazing
- Located in the heart of the town centre
- Viewing recommended

Tenure: Freehold EPC Rating: D

Council Tax Band: Deleted

offers in excess of

£190,000

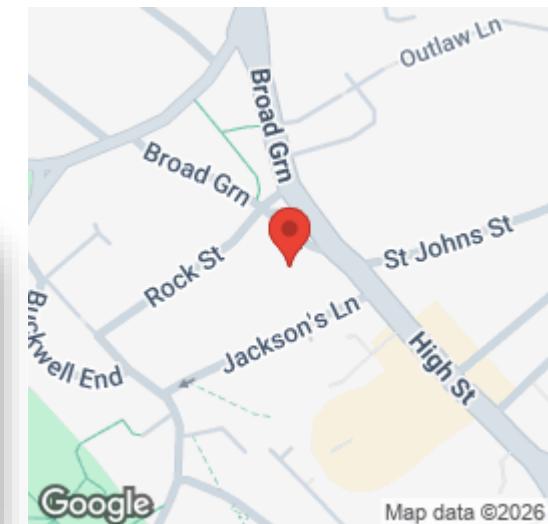


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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute 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.



Property Ref:
WBR114088 - 0003



Please note the marker reflects the postcode not the actual property

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