

Whites

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Clarke Road, Northampton NN1 4PL



£209,995

This three storey individual and stylish property is located in Abington a very popular area in Northampton. The property has open plan living accommodation downstairs with a raised kitchen area with an island in the centre with storage and work area. Patio doors to the side wall of the kitchen open up into the enclosed courtyard garden. The raised kitchen has steps to the lounge area to the front of the property. Guest Cloakroom. The First Floor has a shower room and bedroom. There is a further larger bedroom to the top floor. This attractive property is close to shops, restaurants and a multitude of public houses and retail outlets as well as family parks.



Kitchen

16'11" x 13'9" (5.18 x 4.21)

Open plan kitchen with a range of base level units and wall mounted display cabinets with central island. Stainless steel sink with mixer tap over and drainer, gas hob with electric oven and extractor fan over. Wall mounted boiler. Space for fridge freezer and plumbing for washing machine. Double glazed French doors to garden. Laminate flooring and double panelled radiator.



Lounge

14'4" x 14'2" (4.37 x 4.32)

Two double glazed frosted windows to front aspect, double panelled radiator. stairs to kitchen.

WC

Pedestal wash hand basin low level WC and vertical radiator.



Bedroom One

13'6" x12'1" (4.12 x3.70)

Double glazed window to front, further velex window and double panelled radiator.



bedroom Two

10'11" x9'1" (3.34 x2.79)

Two double glazed windows to rear aspect and double panelled radiator.



Shower room


Three piece white suite with walk in shower, pedestal wash hand basin low level WC and vertical radiator, laminate flooring and tiled to full height.



Garden

Courtyard garden enclosed on all sides

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		89
(81-91) B		
(69-80) C	75	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		
England & Wales	EU Directive 2002/91/EC	