



1 Byron Crescent

Rushden, Northamptonshire NN10 6BL



**Simpson & Weekley**

\*\*\*NEW INSTRUCTION\*\*\* Simpson & Weekley are delighted to offer this extended three bedroom semi detached house located in a sought after location close to Rushden Lakes and the A45 which will be available around the end of May. The accommodation briefly comprises entrance porch, downstairs WC, spacious lounge, modern fitted kitchen with range style oven and integrated dishwasher leading to dining room with French doors leading to the rear garden and utility room to the ground floor. To the first floor there are three bedrooms with fitted wardrobes and shower cubicle to the master bedroom and white family bathroom suite with shower over the bath. Outside the property has a low maintenance, enclosed rear garden, garage and driveway for one vehicle. Viewing is highly recommended to avoid disappointment. Sorry, strictly no pets. EPC Rating D. Council Tax Band B.

\*\*\*IF YOU ARE INTERESTED IN THIS PROPERTY, PLEASE ENQUIRE ONLINE VIA THE RIGHTMOVE WEBSITE\*\*\*

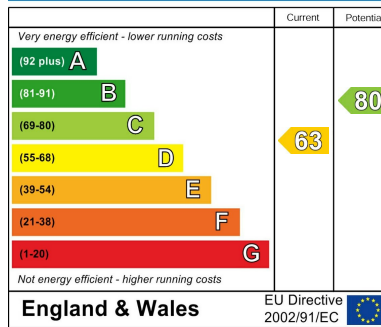


£1,250 PCM

 3  1  2



### Energy Efficiency Rating



When you buy with Simpson and Weekley, you know **you'll be in safe hands**. From the moment you walk through our doors, we'll make you **feel truly welcome**. Our sales consultants and financial advisors will take you through **every step of the process**, offering **free expert advice** along the way, from help choosing the right mortgage and insurance through to finding your conveyancer. And if you need help selling your home too, **with over 20 years of local experience, you can trust us to get you moving**.



**Simpson  
&Weekley**

Making Every  
Journey Personal



01933 418917

[rushden@simpsonandweekley.co.uk](mailto:rushden@simpsonandweekley.co.uk)

<https://www.simpsonandweekley.co.uk/>

30 High Street, Rushden, Northants, NN10 0PW