



21 Berrill Street
Wellingborough, NN29 7DT



Simpson & Weekley

Nestled in the charming village of Irchester, This individually built detached family home on Berrill Street is a true gem. Boasting three/four bedrooms, this dormer bungalow offers a unique living experience with flexible space spread over two floors. The accommodation is beautifully presented throughout and comprises in brief; entrance porch, open plan lounge dining room, re-fitted kitchen, utility room, bedroom 4/study, conservatory and family bathroom downstairs. The first floor offers three further double bedrooms with an en-suite to the master bedroom.

The property's prime location in the popular Northamptonshire village of Irchester provides easy access to the picturesque Irchester country park, convenient shops, reputable schools, and the bustling Rushden Lakes development.

Step inside to discover a well-designed layout featuring three/four double bedrooms, perfect for a growing family or those in need of extra space. The landscaped garden offers a tranquil retreat, while the private driveway and double garage provide ample parking and storage options.

Don't miss the opportunity to make this property your own and enjoy the best of village living in Irchester.

Council Tax Band D, EPC Rating C

£450,000



4

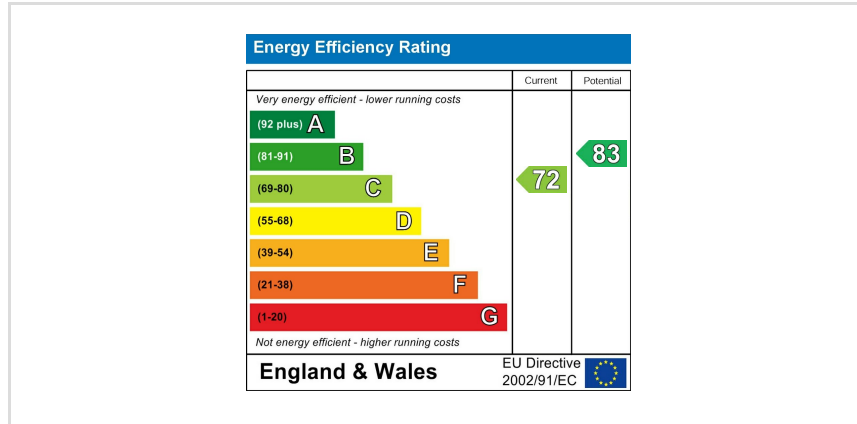
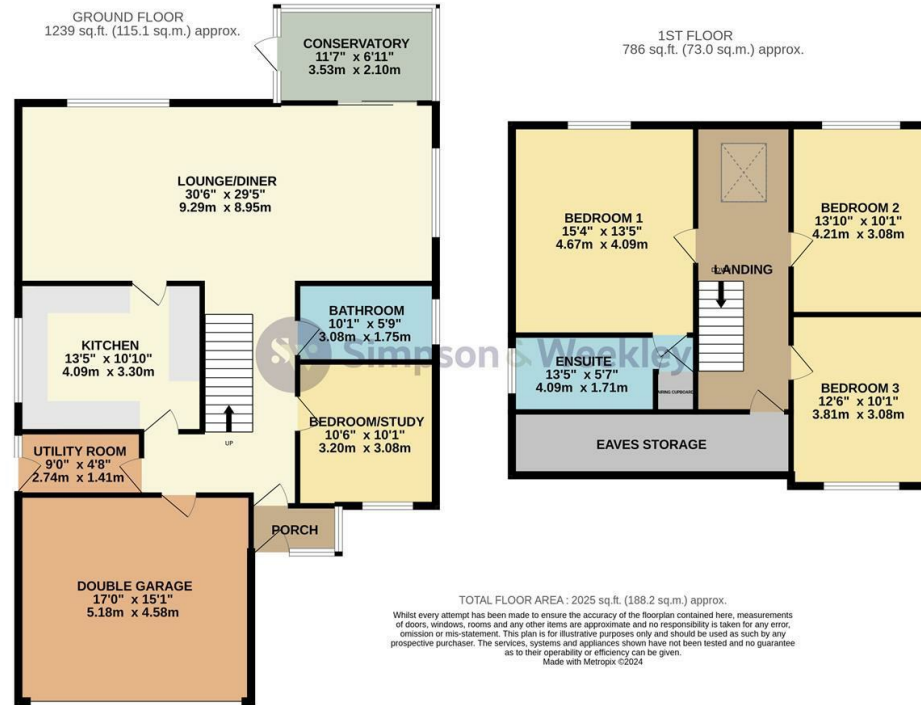


2



3





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

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

30 High Street, Rushden, Northants, NN10 0PW