



90 Gloucester Crescent  
Rushden, NN10 0BN



**Simpson & Weekley**



**\*\*\*THREE DOUBLE BEDROOMS\*\*\* \*\*\*LARGE PRIVATE GARDEN\*\*\*** Simpson and Weekley proudly offer to the market this well presented three bedroom family home. Ideally located on a well established estate on the edge of Rushden town centre and offering easy access to lots of local amenities including shops, parks, schools and the always popular Rushden Lakes development. The property offers ample living accommodation set over two floors and comprising in brief; entrance hallway, bay fronted lounge, dining room and kitchen downstairs. The first floor offers three large double bedrooms and a separate family bathroom. The home also benefits from gas central heating and double glazing throughout. Externally there is a front garden that offers the potential for off street parking (STP) and a large private rear garden to the rear of the property. An internal viewing is highly recommended to fully appreciate everything this home has to offer. EPC Rating D, Council Tax Band A



£225,000



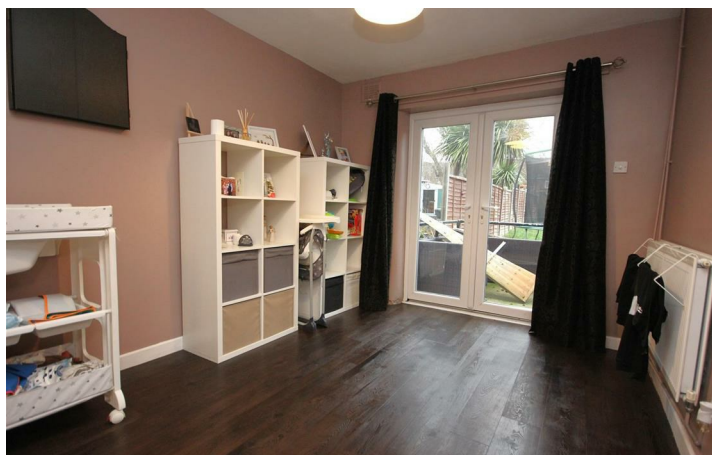
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1



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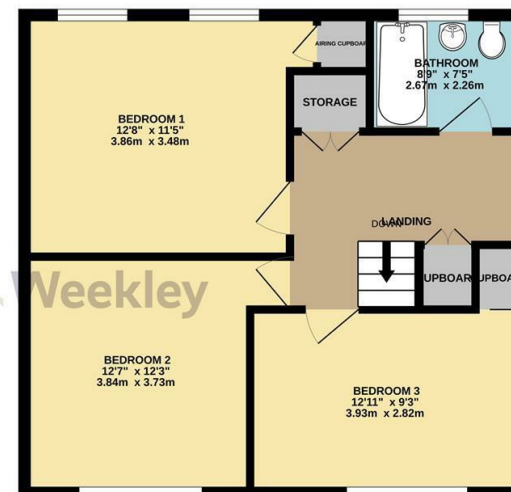


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GROUND FLOOR  
503 sq.ft. (46.7 sq.m.) approx.

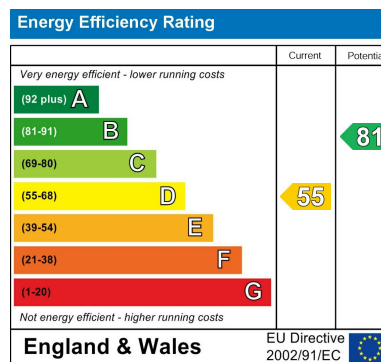
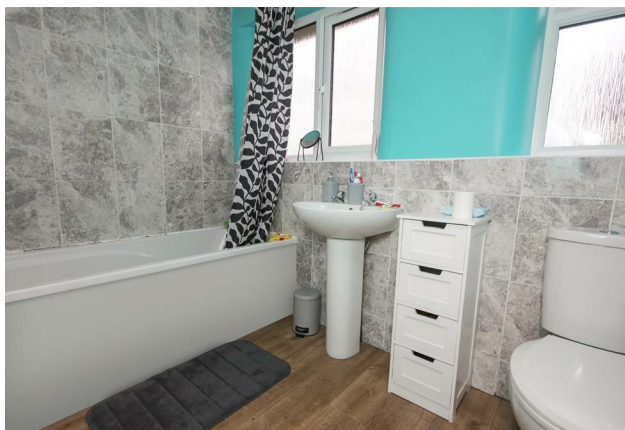


1ST FLOOR  
532 sq.ft. (49.4 sq.m.) approx.



TOTAL FLOOR AREA: 1035 sq.ft. (96.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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