



9 Temple Court

Higham Ferrers, Northants NN10 8NW



Simpson & Weekley

"Refurbished cul-de-sac home with No chain!" Offered to the market with no upward chain is this beautifully updated, three bedroom semi-detached house. Having just undergone a refurbishment program, this family home now offers an open plan refitted kitchen/dining room, comes with parking for several cars and benefits from a conservatory and re-designed garden. The accommodation in brief comprises entrance hall, cloakroom, lounge, conservatory and kitchen dining room to the ground floor. To the first floor there are three bedroom with an en-suite to the master bedroom and a family bathroom. Externally there is a rear garden with paved patio, side door to a single garage and a driveway running alongside the house providing parking leading to a single garage. EPC Rating Ordered, Council Tax Band C



£300,000



3



2



3

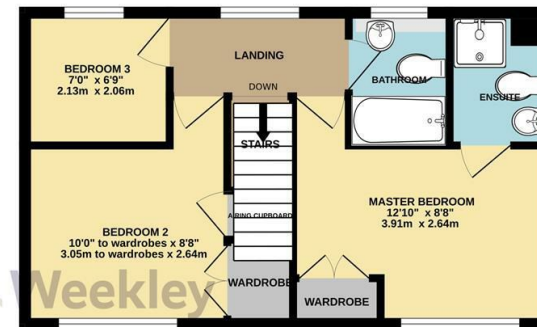


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GROUND FLOOR



1ST FLOOR



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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Energy Efficiency Rating

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

77

79



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01933 418917

rushden@simpsonandweekley.co.uk

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30 High Street, Rushden, Northants, NN10 0PW