



23 York Road  
Rushden, NN10 8HZ



**Simpson & Weekley**



Situated in the sought after market town of Higham Ferrers is this very well presented, mature, character filled terraced house. Boasting a refitted kitchen, a first floor shower room and bathroom, character features such as the original quarry tiled flooring, cast iron fire places and picture rails, and sash style double glazed windows, this property really is ideal for anyone looking for a ready made home. As you enter the entrance hall you are immediately struck by the original quarry tiled flooring, there is an open plan lounge/dining room with a working log burner and a refitted 'shaker style' kitchen with a stable door to the garden. To the first floor there is a landing with doors leading to two double bedrooms with cast iron fire places, a bathroom and separate shower room. Externally there is a small front garden and the rear garden begins with a courtyard with outside store barn (former W.C.) and an enclosed garden with a variety of bedding areas, space for greenhouse and a timber shed. A fantastic house with character and charm situated in a popular location with shops, parks and countryside all within walking distance. EPC Rating , Council Tax Band A

£225,000

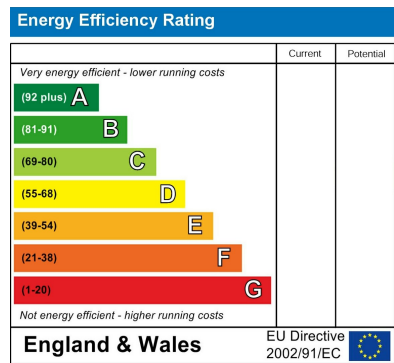


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TOTAL FLOOR AREA : 863 sq ft. (80.1 sq m.) approx.

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 misstatement. 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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