



56 Harborough Road
Rushden, Northants NN10 0LP



Simpson & Weekley

This spacious bay fronted residence cannot fail to impress with size and parking in abundance. With three reception areas and a conservatory to the ground floor, a master bedroom that was previously two bedrooms (easily separated again) and stairs to a loft room, there is space everywhere you look. The accommodation in brief comprises entrance hall, open lounge dining room with open fire, cloakroom, breakfast room open plan to the kitchen and a conservatory to the ground floor. To the first floor there is a landing with study area, four piece family bathroom, guest bedroom, master bedroom (still retaining two doors incase the buyer wishes to create a third bedroom again) and a staircase to a loft room with sky light window to rear. Externally there is a small front garden setting you back from the street and a well maintained rear garden consisting of a raise decking area, patio, lawn and access to hard standing large enough to park several cars. A property that truly has to be seen to be fully appreciated. EPC Rating E, Council Tax Band B

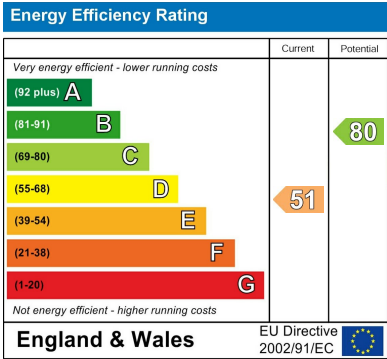


Offers Over £250,000





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.
Made with Hergem ©2020



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