

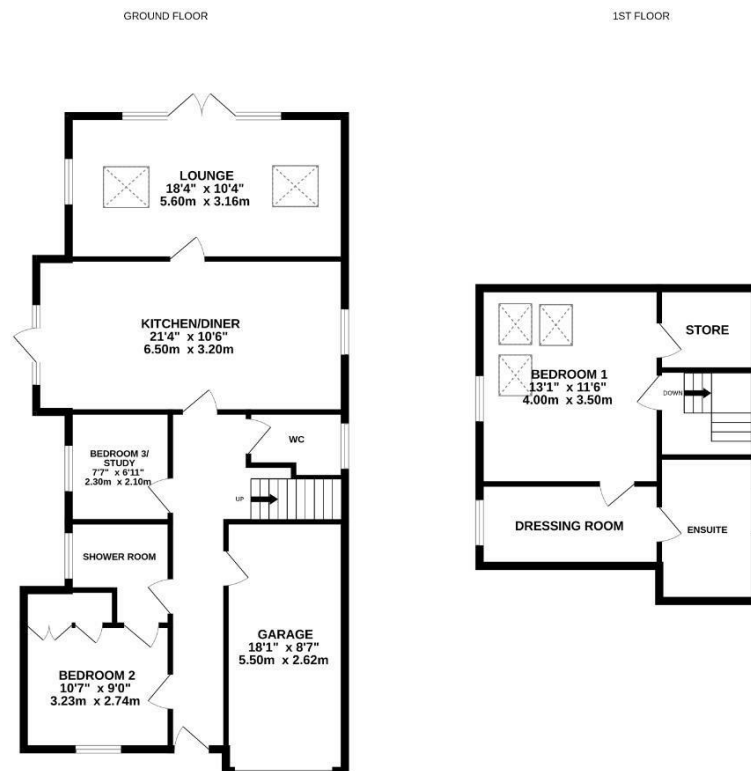


## 52A OVERSTONE ROAD NORTHAMPTON, NN3 7UX

**£450,000**  
**FREEHOLD**

Stonhills are pleased to present this deceptively spacious three-bedroom detached dormer bungalow in the sought-after village of Moulton. This well-presented home features a stylish kitchen/diner, a generous living space, and bedroom one with a dressing room and ensuite. Outside, there is a large garden, off-road parking, and a single garage.

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Whilst every attempt has been made to ensure the accuracy of the foregoing contained here, measurements of floors, windows, doors 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 for any prospective purchase. The contents, systems and appliances shown have not been tested and no guarantee is made as to their condition or efficiency can be given. Made only for the purpose of the plan.



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	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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