



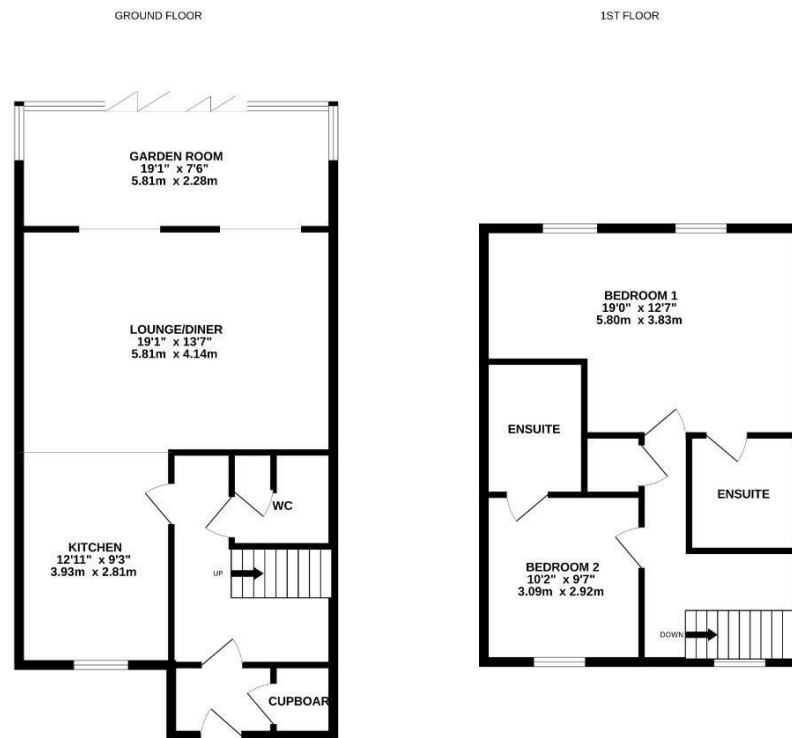
135 WINDINGBROOK LANE

NORTHAMPTON, NN4 0XF

£425,000
FREEHOLD

Stonhills are pleased to offer this two bedroom home for the over-55s, located in a quiet cul-de-sac at Collingtree Park with views over the 12th hole of the golf course. The accommodation includes a lounge/dining room, garden room, kitchen, utility, cloakroom, bedroom one with dressing area and ensuite shower room, and bedroom two with its own bathroom. Outside there is a rear garden, off road parking and a double garage. Collingtree Park is a sought-after location with its golf course, excellent road links to the M1 and A45, and easy access into Northampton and London by train





WINDINGBROOK LANE, COLLINGTREE PARK, NORTHAMPTON

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of rooms, windows, doors 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 floorplan (3/202)



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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