



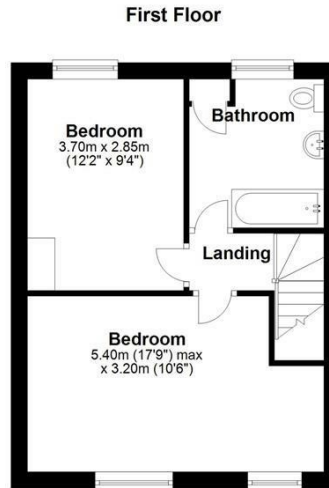
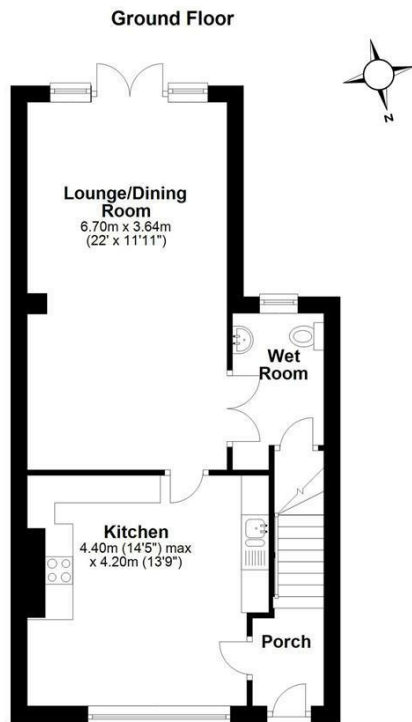
3 ASHTON ROAD  
OUNDLÉ, PE8 4BY

£250,000  
FREEHOLD

A town centre residence with two bedrooms, off-road parking and front & rear gardens, close to amenities.  
Offered with no onward chain.

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**Total Approx Gross Internal Floor Area = 91 sq/m (980 sq/ft)**  
FOR IDENTIFICATION PURPOSES ONLY - NOT TO SCALE

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			<b>85</b>
(69-80) <b>C</b>		<b>69</b>	
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		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

Woodford and Company  
12 Market Place  
Oundle  
Peterborough  
PE8 4BQ

01832 274732  
info@woodfordandco.com

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