



15A ST PETER'S RD
Oundle | PE8 4PH

£525,000

Woodford & Co.
PROPERTY CONSULTANTS & AUCTIONEERS

15a St Peter's Road, Oundle Northamptonshire, PE8 4PH

A superbly designed, energy efficient home with versatile living space, garden and parking, set in an established residential area.

Entrance Hall | Study | Living Room | WC | Kitchen Diner | Utility

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Landing | Principal Bedroom | En Suite | Two Further Bedrooms | Family Bathroom

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Block Paved Driveway | Parking | Rear Garden

Location

This modern house sits towards the top end of St Peter's Road, within walking distance of the Primary School and many of the other facilities within the town. Oundle offers a good choice of family run shops and businesses, as well as a Waitrose supermarket. There are excellent sports clubs and facilities within the town. Peterborough lies about 12 miles away and offers main line rail travel to London King's Cross, with journey times from 48 minutes.

The Property

Built by local developer in 2021, this modern detached house is designed to offer low-maintenance and energy efficient living.

The spacious accommodation is set over two floors and access is provided from a generous entrance hall with guest WC and separate cloaks storage.

From the hallway there are oak doors leading to the living room, study, and kitchen diner. The living room offers a sunny aspect with ample space for furniture. The study overlooks the front of the property and would make an ideal workspace or snug.

The Kitchen diner is superb space with plenty of room for a large dining table. There is also a large central island ideal for food preparation or casual dining. The stylish granite worksurfaces are complemented by a range of contemporary base and eye level units with integrated appliances to include, double fan oven, gas hob with extractor over, fridge freezer and dishwasher.

Leading from the kitchen there is a useful utility room with space for appliances and access to the garden.



Upstairs there are three double bedrooms with the principal bedroom boasting a stylish en suite shower room and built-in storage.

The second and third bedrooms are comfortable double rooms with windows to the front, overlooking the town. Bedroom two also benefits from built in storage.

The family bathroom is well-appointed with wash basin, WC and bath.

Outside there is a generous block paved driveway providing off road parking, comfortably for three cars. To the side there is gated access to the rear garden, which has been thoughtfully landscaped with low maintenance in mind offering a patio area with steps leading to the lawn.

Services: All mains services connected. Gas central heating.

Council Tax: Band E.

Energy Performance Rating: Band B

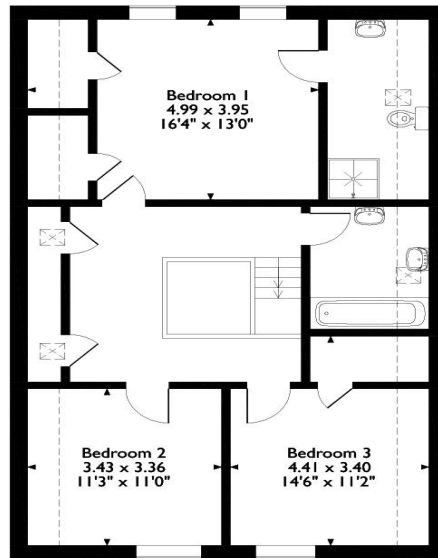
Tenure: Freehold

Local Authority: North Northants Council

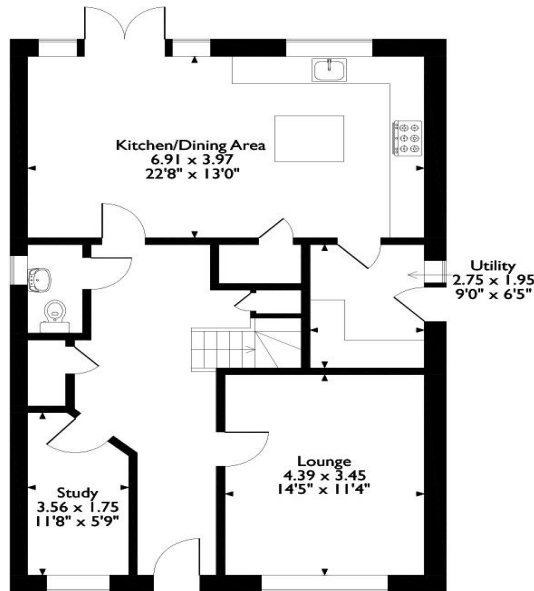
Viewing: Strictly by appointment with Woodford & Co 01832 274732.



Approximate Gross Internal Area
148 Sq M/1590 Sq Ft



First Floor



Ground Floor

Please note that the location of doors, windows and other items are approximate and this Plan is to be used for illustrative purposes only. Unauthorised reproduction is prohibited.

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