



Total area: approx. 130.8 sq. metres (1408.3 sq. feet)



51 Wentworth Avenue, Wellingborough, NN8 5PE

£299,995

A GREAT GLENEAGLES HOME! This Four bedroom detached family home is offered to the market WITH NO ONWARD CHAIN. Benefits include gas central heating, UPVC double glazed windows throughout, lounge, spacious kitchen diner, utility room, downstairs WC and large conservatory. Additionally there is a large integral garage. Upstairs the property offers four spacious bedrooms with bedroom one benefiting from an en-suite shower room, and a family bathroom. To the front of the property there is a block-paved driveway big enough to accommodate three vehicles. To the rear, a pleasant enclosed garden that features a patio, decking, and lawn.

This property is a great family home and is in a fantastic location. Call Hawksbys to arrange your viewing on 01933224444.



Lounge  
13'6" x 10'4"

Kitchen diner  
16'6" x 9'3"

Utility  
9'6" x 7'4"

Bedroom 1  
15'10" x 7'4"

Bedroom 2  
11'10" max x 9'10" max

Bedroom 3  
11'3" x 9'10" narrowing to 8'2"

Bedroom 4  
8'5" x 8'2"



Tenure: Freehold  
Council Tax Band:

Viewing strictly by  
appointment with  
Hawksbys on 01933  
724444

Agents Note: Hawksbys have not tested any apparatus, equipment, fitting or services and so cannot verify they are in working order. The Buyer is advised to obtain verification from their Solicitor or Surveyor.

Internal Photographs: If photographs are included showing the interior of a property, these are to show the layout, and purchasers should check to confirm whether any appliances are included in the purchase price.

Offer Procedure: To make an offer you will need to make an appointment with our Financial Advisor to be able to process your offer in the best possible light.

Floor Plans: The plans included in these details are provided for guidance purposes only to show the general layout of the property, they are in some instances NOT to scale.

Buying a house can be complex and stressful. We try very hard to make the transaction as smooth and as trouble free as possible for buyers by guiding them through the process at every stage, including helping them with their mortgage arrangements.

**YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR ANY OTHER LOANS SECURED ON IT.**  
Life Assurance usually required.

**AGENTS NOTE: THE ICON ON THE MAP REPRESENTING THE PROPERTY DOES NOT SHOW IT'S EXACT POSITION IN RELATION TO THE ROAD OR CUL-DE-SAC.**

Some of the photographs are taken with an extreme wide lens, as as 18mm, and in some circumstances make the rooms look larger than they are!

