



Total area: approx. 72.6 sq. metres (781.5 sq. feet)



129A London Road, Bozeat, NN29 7JR

£274,995

A BRAND NEW VILLAGE HOME ! Located in the sought after village of Bozeat is this newly built 2 bedroom home which has been built and finished to a very high standard throughout.

The property offers spacious accommodation with a large open plan kitchen/diner space with french doors leading out to the garden. Further benefits include: A good sized lounge, ground floor WC, brand new kitchen with integrated cooking appliances and fridge freezer, 2 double bedrooms, smart bathroom, gas central heating system and UPVC double glazing. The front garden has been paved and there is a secure timber gate which leads to the rear garden. The rear garden is a good size and is mainly laid to lawn with a large patio area.

For further information please contact Hawksbys. 01933 22 44 44

EPC Rating:

Note**** The sellers are happy to discuss flooring options with any prospective buyers at offer stage.



Lounge
15'8 x 14'7 max narrowing to 11'1

Ground Floor WC
6'6 x 3'2

Large Open Plan Kitchen/Diner
15'7 max x 14'7 max

Landing

Bedroom 1
14'4 max x 11'4

Bedroom 2
10'9 x 7'7

Bathroom
6'4 x 6'1



Tenure: Freehold
Council Tax Band: B

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 ITS 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!

