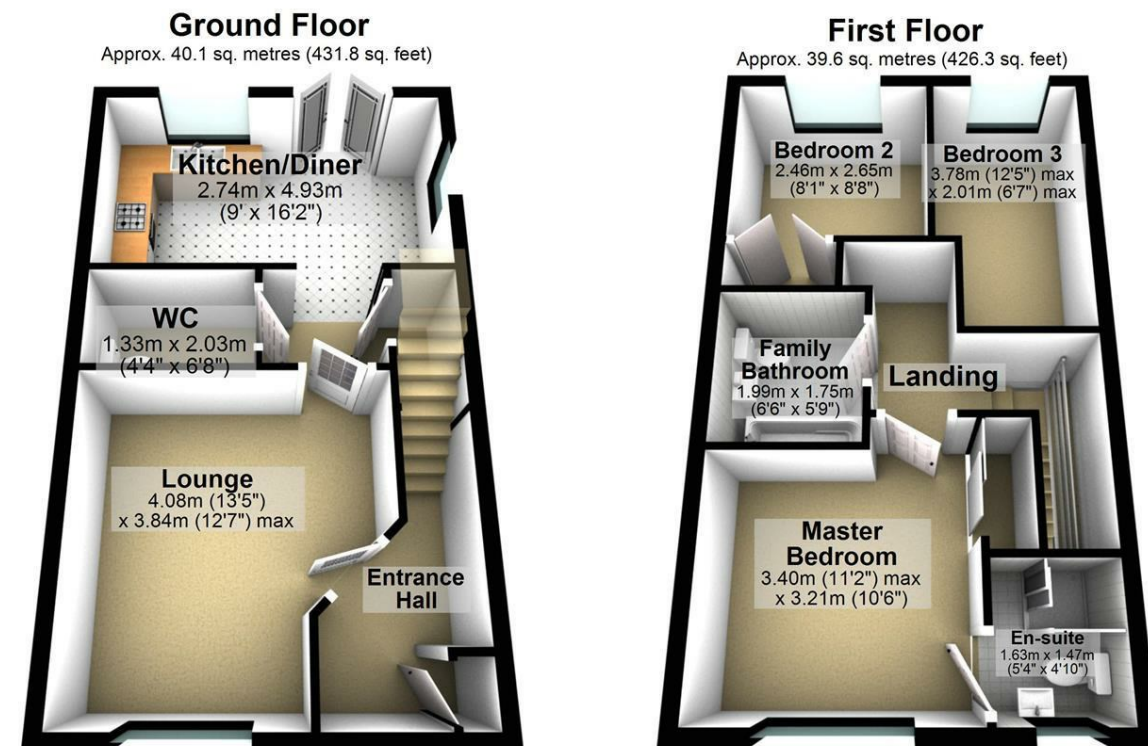




Total area: approx. 79.7 sq. metres (858.1 sq. feet)



20 Fitzhugh Rise, Wellingborough, NN8 6BU

£279,995

Nicely Positioned on the Popular Glenvale Park development on the northern outskirts of Wellingborough is this beautiful family home which was constructed by Taylor Wimpey Homes approximately 2 years ago. The current owners have kept the property in immaculate condition and purchased the property with many additional extras including: Recessed spot lights in many of the rooms, upgraded carpets, upgraded kitchen cabinets and integrated appliances, porcelain tiled kitchen floor, bespoke fitted privacy blinds and upgraded bathroom, en-suite and ground floor WC tiling. To the front there is a driveway providing good off road parking and to the rear is a brilliant family garden which is laid to lawn with a large Indian sandstone patio and garden shed with power and light.

Glenvale Park has a thriving community and currently underway are new facilities including a community hub, retail parade of shops, takeaways, play area and open green spaces.

The immaculate accommodation comprises of an Entrance hall, lounge, large cloak WC, kitchen/diner, 3 bedrooms upstairs, family bathroom and en-suite shower room to the master

We have been advised by the sellers that there is a development service charge of £200 per year.

CALL HAWKSBY'S NOW TO ARRANGE YOUR VIEWING 01933 22 44



32 Sheep Street | Wellingborough | Northamptonshire | NN8 1BS



hawksbys
service & people you trust

sales 01933 224444
lettings 01933 222233
www.hawksbys.net



Entrance Hall

Lounge
13'5 max x 12'7 max narrowing to 9'2

Ground Floor WC
6'8 x 4'4

Kitchen/Diner
16'2 x 9'

Landing

Master Bedroom
11'2 max narrowing to 9'10 x 10'6



En-Suite
5'4 x 4'10

Bedroom 2
8'8 x 8'1

Bedroom 3
12'5 max x 6'7 max narrowing to 5'6

Family Bathroom
6'6 x 5'9



Tenure: Freehold
Council Tax Band: C

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 a 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 POSTITION 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!

