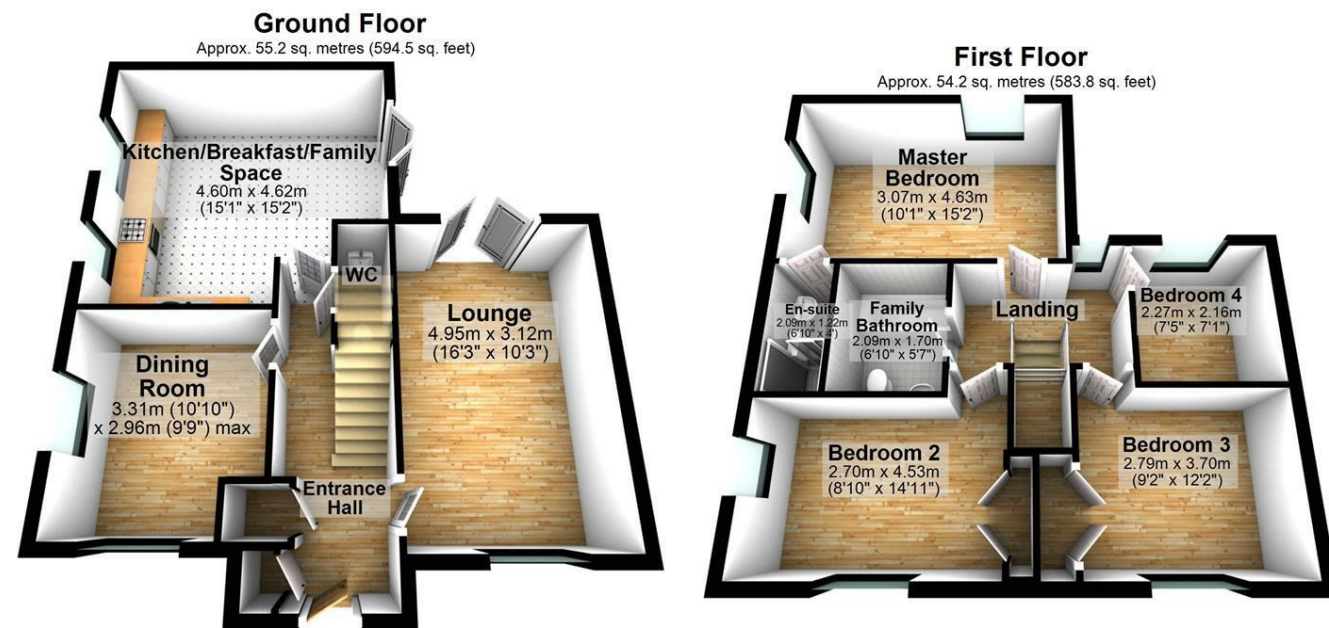




Total area: approx. 109.5 sq. metres (1178.3 sq. feet)



61 Neptune Road, Wellingborough, NN8 1RD

£389,995

A GREAT FAMILY HOME WHICH SITS ON A GENEROUS PLOT! Hawksbys are pleased to offer to the market this 4 bedroom detached home situated on the popular Ladywell Park Development in Wellingborough which is ideally located only a short walk to Wellingborough train station, town centre, Victoria School & Hatton Academy. This lovely family home boasts a rare plot which sides on to open parkland which gives it a real feel of spaciousness and lovely views in the rear garden. If you take a stroll through the parkland you can easily arrive at a childrens playground area.

Along with the usual benefits UPVC double glazing and gas radiator central heating this home offers : A spacious lounge measuring over 16ft in length, separate dining room, ground floor WC, large kitchen/breakfast/family space, modern kitchen & bathroom fittings, En-suite to master bedroom, 3 further bedrooms, 2 of which have built in wardrobes.

To the front is a lawn garden enclosed by hedgerows and a block paved driveway providing good off road parking in front of a larger than average detached single garage. To the rear is a pleasant garden which is one of the bigger garden plots we have seen on this development and it has lovely views of tress and open parkland to the side.

CALL HAWKSBYs TODAY TO ORGANISE YOUR VIEWING 01933 22 44 44

EPC RATING 'B'

Note*** Because the kitchen is large enough to house a dining table the current dining room is being used as a home office/playroom and could even be considered as a 5th bedroom.



Entrance Hall

Dining Room
10'10 x 9'9

Kitchen/Breakfast/Family Space
15'2 max x 15'1 max

Ground Floor WC
7'9 x 2'9

Lounge
16'9 x 10'3

Landing

Master Bedroom
15'2 x 10'1

En-Suite
6'10 x 4'

Bedroom 2
14'11 max x 8'10

Bedroom 3
12'2 x 9'2

Bedroom 4
7'6 x 7'1

Family Bathroom
6'10 x 5'7



Tenure: Freehold
Council Tax Band: D

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!