



109 Windsor Road, Wellingborough, NN8 2NB

£209,995

NO UPWARD CHAIN ! Located in the Kingsway area of Wellingborough is this pleasant & spacious 3 bedroom semi detached home with large conservatory. Benefits include: Spacious lounge/diner measuring over 19ft in length, large conservatory, modern refitted shower room, ground floor WC, 3 good sized bedrooms, UPVC double glazed windows and doors and gas radiator central heating. The property fronts onto a small cul-de-sac within Windsor road and you have lots of bay parking (not allocated). To the rear is a low maintenance paved garden with a green house and gated side access. Overall the property does require some updating but certainly offers good accommodation for a family home.

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

EPC RATING: To Follow







Porch  
Entrance Hall  
Lounge/Diner  
19'2 max x 11'9 max  
Kitchen  
10'4 x 9'4  
Conservatory  
13'7 x 11'7  
Ground Floor WC  
6'7 x 3'5



Landing  
Bedroom 1  
11'9 x 9' upto wardrobes  
Bedroom 2  
10'9 x 10'3  
Bedroom 3  
8'8 x 7'9  
Shower Room  
7'9 x 7'3



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 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!

