

SAFFRON CLOSE, NORTHAMPTON, NN4

£450,000 | 4 Bed House - Detached

BELVOIR!



Belvoir Estate Agents are delighted to offer for sale this extended four bedroom detached family home that occupies a larger than average corner plot. The accommodation briefly comprises entrance porch, entrance hall, cloakroom, lounge, dining room, family room, study, kitchen/breakfast room, utility room, conservatory, first floor landing, bedroom one with en-suite, three further bedrooms and a family bathroom. The property further benefits from gas radiator heating, double glazing, detached single garage, off road parking for several cars and a rear garden.

COUNCIL TAX BAND: D

- Four Bedrooms
- Extended Detached House
- Cloakroom
- Family Room
- Study
- Utility Room
- Conservatory
- En-Suite
- Detached Single Garage
- Off Road Parking

Draft Details.

At the time of print, these particulars are awaiting approval from the vendor(s).

Disclaimer.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
		72	82
England & Wales		EU Directive 2002/91/EC 	

