



**Wellingborough Road**  
Little Harrowden, Northamptonshire

**oriordanbond**  
SALES & LETTINGS





# Wellingborough Road

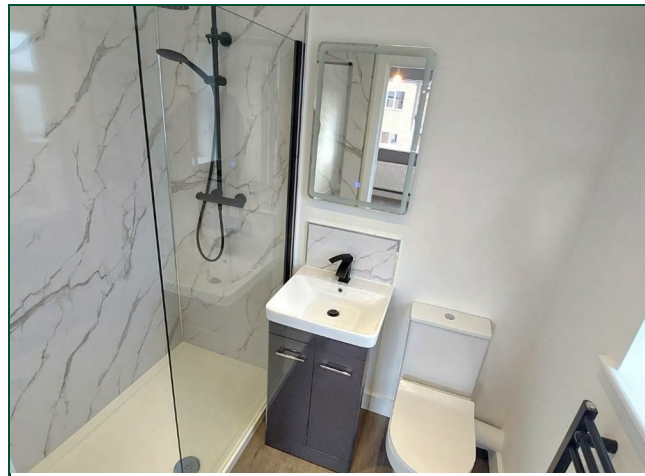
Little Harrowden  
NN9 5BE

Price  
£470,000

O'Riordan Bond is delighted to launch to the market four brand new executive four bedroom detached family homes offering spacious open plan living. Built by C&C Properties, the properties are set within a secluded new development with stunning views over open countryside, accessed by a private driveway entrance, in the sought after village of Little Harrowden. The village has schooling, a public house, St. Mary's church dating back to circa 1190, beautiful countryside walks and excellent transport links.

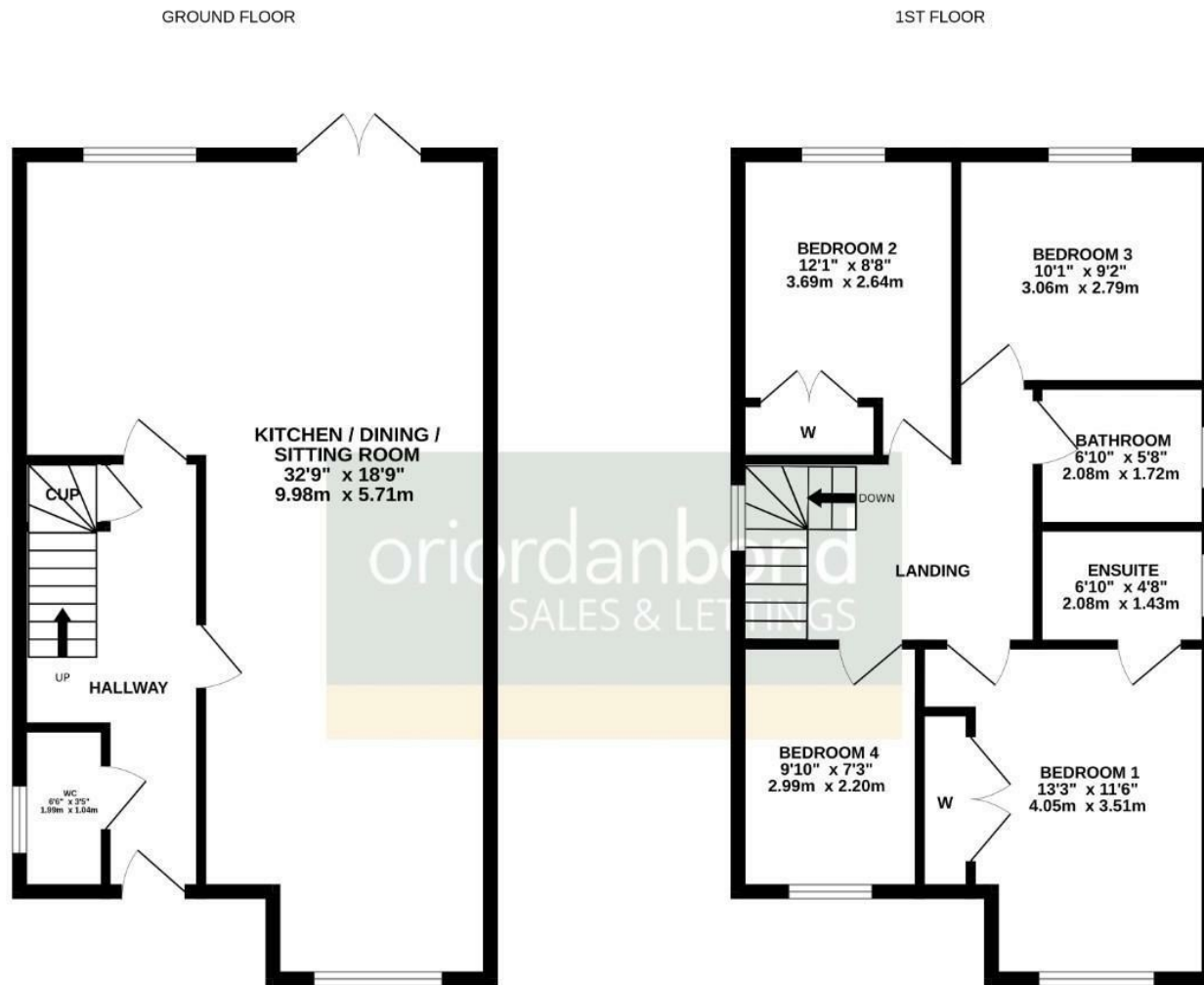
Accommodation comprises entrance hall with feature low wall lighting, cloakroom/WC and large open plan kitchen/dining/sitting room with French doors to the rear garden. The kitchen provides integrated appliances to include washing machine, dishwasher, fridge/freezer and AEG double oven, induction hob and hood. The spacious first floor landing gives access to a master bedroom with fitted wardrobes and en-suite shower room, three further bedrooms with fitted wardrobes to the guest bedroom and a family bathroom with chromotherapy whirlpool bath. Outside to the front is a block paved driveway with off road parking for several cars. There is also an electric car charging point, side gated entrance to an enclosed rear garden with wooden fencing, lawn and patio area, with views over open countryside. Further benefits include vintage grey coloured uPVC windows with high specification front doors and gas central heating. All the properties have a ten year Zurich Building Guarantee. (A/1156/M)

- Newly built four bedroom executive detached home
- En-suite to master bedroom
- Open plan kitchen/dining/sitting room
- Gas central heating
- Enclosed rear garden
- Ample off road parking









TOTAL FLOOR AREA : 1156 sq.ft. (107.4 sq.m.) approx.  
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**Additional information**

- Council Tax Band: E
- Energy Efficiency Rating: B

**Viewing**

Viewing strictly by appointment – details below

**Disclaimer**

O’Riordan Bond Estate Agents Limited has not tested apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor.

**O’Riordan Bond Earls Barton Sales**

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