



# Drury Way

Overstone, Northamptonshire

oriordanbond  
SALES & LETTINGS





## Drury Way

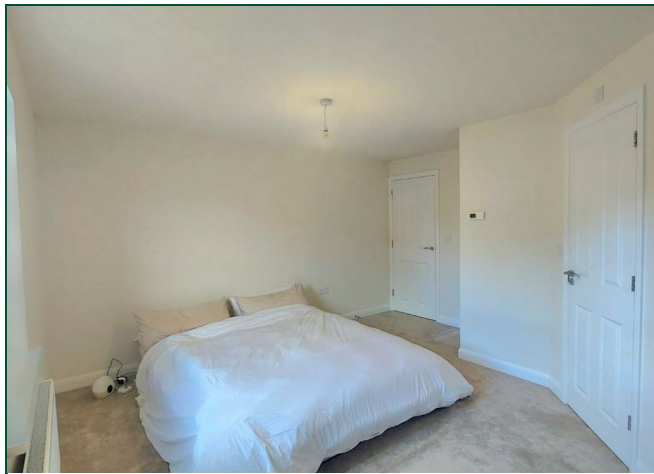
Overstone  
NN6 0FY

Price  
£440,000

O'Riordan Bond is delighted to bring to the market this stunning Kirkdale design, four double bedroom detached home located in the popular 'Overstone Gates Development' built by Messrs David Wilson Homes. This well designed family home has an 24ft open plan kitchen with dining room and family room, overlooking a generous rear garden, presented in immaculate condition with the added benefit of a 10 year NHBC plus the usual warranties on all appliances.

Accommodation comprises entrance hall, cloakroom/WC, sitting room, an open plan kitchen with well thought out cupboards and built-in appliances, dining area and family area, utility room, first floor landing, master bedroom with en-suite shower room, three further double bedrooms plus family bathroom. Outside is an open plan design garden with tarmac driveway providing parking for two cars leading to a single garage with light and power. The larger than average rear garden is fully enclosed being mainly laid to lawn with patio area, timber shed and access to the side of the property. (A/1302/M)

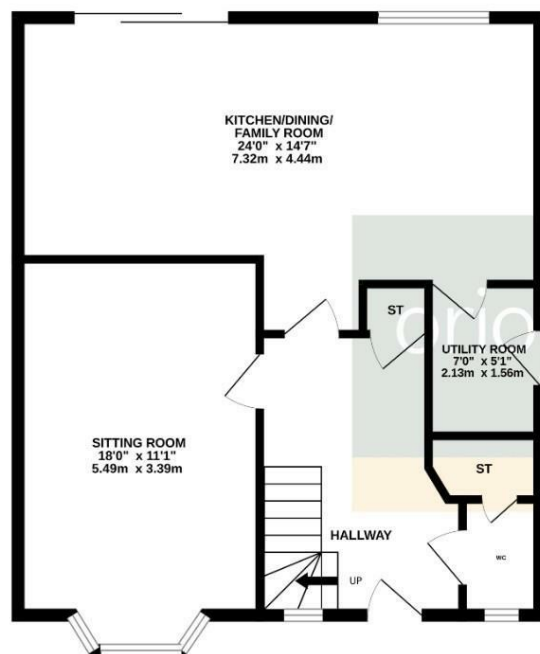
- Stunning four double bedroom detached home
- En-suite to master bedroom
- Open plan kitchen/dining/family room
- Gas radiator heating
- Larger than average rear garden
- Driveway and garage



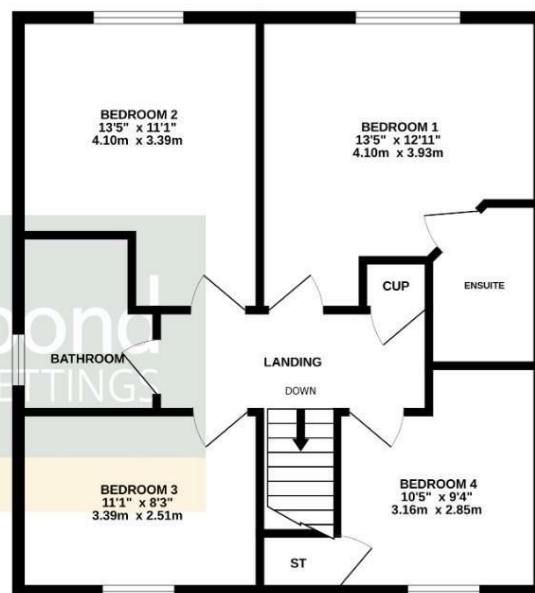




GROUND FLOOR

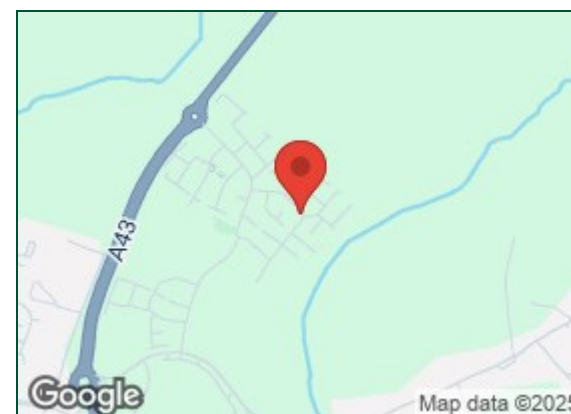


1ST FLOOR



TOTAL FLOOR AREA : 1302 sq.ft. (121.0 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: F
- 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**  
01604 810088

earlsbarton@oriordanbond.co.uk

