



BY DESIGN

The Cloisters

Wootton, Northamptonshire



Stunning period property in sought-after village!

The Cloisters is an incredible Grade II Listed property that dates back to 1839. This end-of-terrace house is located in a private cul-de-sac in the highly sought-after village of Wootton in Northamptonshire. This home has so much character and charm and boasts three bedrooms, two bathrooms, a stunning kitchen/diner, a cozy sitting room with log burner, a spacious conservatory and a private south facing garden. To the front of the property there is a large landscaped area, a double garage and driveway parking for 3-4 cars.



The Cloisters, 20 Newport Pagnell Road, Wootton, Northampton, Northamptonshire, NN4 6HY

Ground Floor

When entering the property, you're greeted by the bright and spacious entrance hall with beautiful oak flooring, a coat cupboard and a utility room which allows space for a stackable washing machine and tumble dryer.

To the left of the entrance hall you'll find the stunning kitchen/diner which benefits from the same lovely oak flooring. The kitchen includes multiple integrated appliances such as an oven, an induction hob with cooker hood, a microwave, a dishwasher, a fridge and a freezer. A door from the kitchen leads to the large conservatory which has two sets of French doors opening onto the garden. The current owners had a new roof and windows installed in the conservatory in 2016.

The cozy living room with log burner can be found just off the kitchen and this room also has access to the garden.

Going back to the entrance hall and turning right will lead you to the four-piece family bathroom, a single bedroom which the current owners use as an office and a double bedroom.















First Floor

Stairs from the entrance hall lead up to the first floor where you'll find a lovely and bright main bedroom with en-suite shower room.





Outside

This home has a beautiful south facing rear garden that's fully enclosed and private. To the front of the property, you'll find a double garage with driveway parking for 3-4 cars as well as a second garden space which is laid to lawn.







Information

Location

Wootton is a very sought-after village and offers many amenities including a doctors surgery, a chemist, a post office, a butchers, a Co-op, a Waitrose, a garden centre, pubs, restaurants, a church and more. Fantastic schooling can be found in the village and nearby, catering for children in nursery all the way to secondary schools. The Northampton High School is a fantastic private school which is within walking distance and the property is also in the catchment area for Wootton Park School. Communication links are also very good with the M1 (junction 15), only approx. 2 miles away which offers good access to Milton Keynes, Oxford and London. The Northampton Railway Station is approx. 3 miles away and offers direct links to London Euston in just over 45 minutes.

Services

Mains gas, electricity, water and drainage.

Tenure

Freehold

Local Authority

West Northamptonshire Council

Council Tax Band

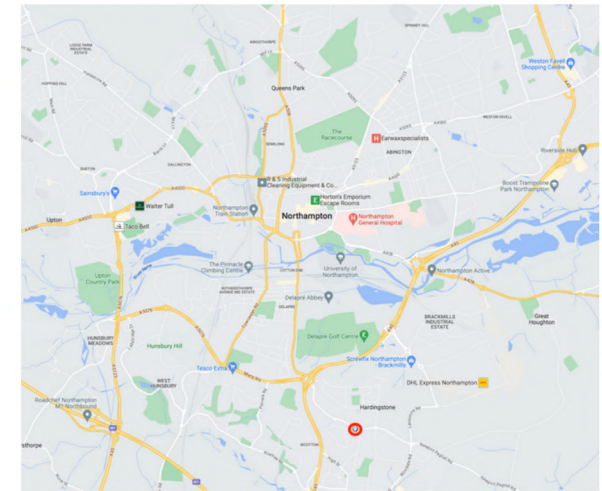
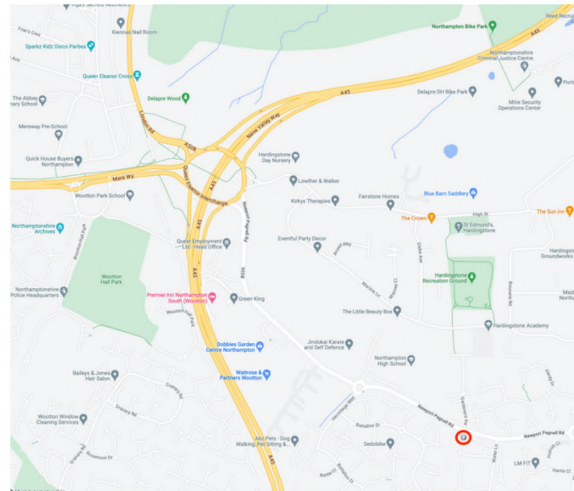
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Viewing Arrangements

Strictly via the vendors sole agents By Design on 07393997427

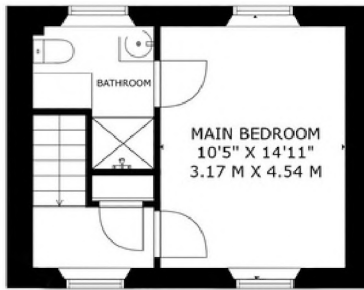
Website

For more information visit www.bydesignhomes.com

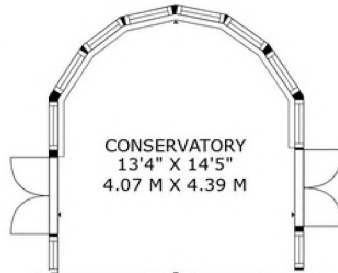


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Offers Over £525,000

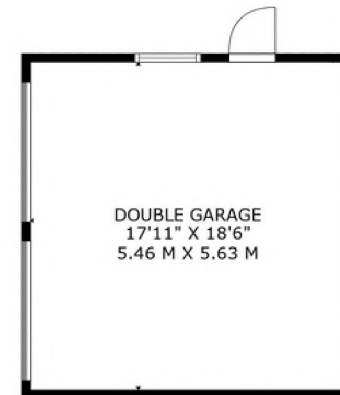


FIRST FLOOR



GROUND FLOOR

GROSS INTERNAL AREA: 1482 sq ft, 137 m²
 ADDITIONAL AREAS: GARAGE: 331 sq ft, 31 m²
OVERALL TOTALS: 1813 sq ft, 168m²
 SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



EPC EXEMPT



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Printed





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National audience
local knowledge