



# Laneside Hollow

East Hunsbury, Northampton

oriordanbond  
SALES & LETTINGS





## Laneside Hollow

East Hunsbury  
NN4 0SR

Price  
£450,000

**A well presented four bedroom detached family home, nestled in a desirable cul-de-sac, within the popular area of East Hunsbury. The property offers generous accommodation over two floors.**

Entrance hall, cloakroom/WC, a lovely 19' sitting room with patio doors to the garden, a separate dining room, kitchen/breakfast room and utility room. To the first floor are four double bedrooms, all benefitting from fitted wardrobes, an en-suite to the master bedroom and a separate family bathroom. Outside, to the front is a lawned garden and double width block paved driveway leading to an integral double garage with two up and over doors and a workshop area to the left hand side. The rear garden is south westerly facing, not overlooked, and beautifully maintained with mature planted borders and timber fencing to enclose. Further benefits include uPVC double glazing and gas radiator heating. (A/1586/M)

- Well presented four bedroom detached
- En-suite to master bedroom
- Two reception rooms
- Gas radiator heating
- South westerly facing rear garden
- Driveway and integral double garage

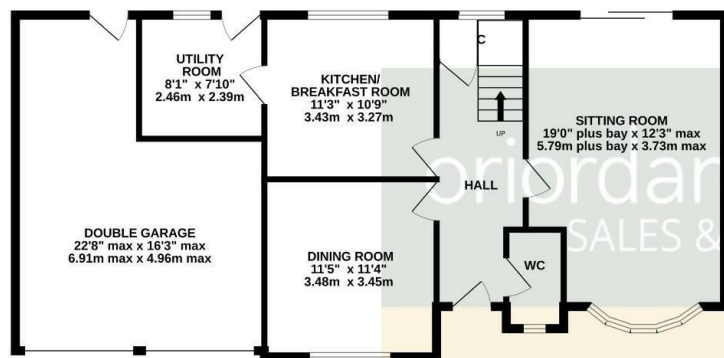




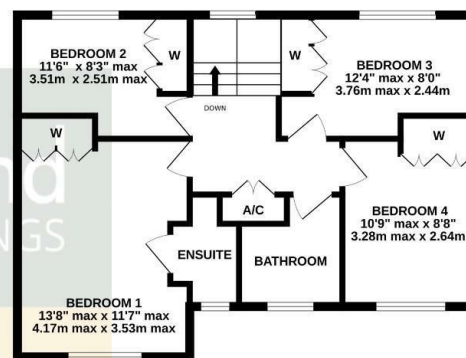




GROUND FLOOR  
978 sq.ft. (90.8 sq.m.) approx.

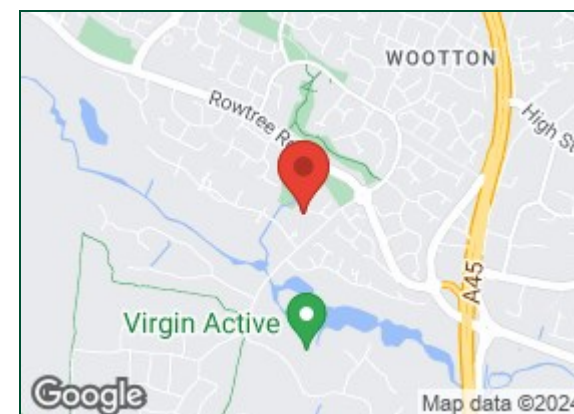


1ST FLOOR  
609 sq.ft. (56.5 sq.m.) approx.



TOTAL FLOOR AREA : 1586 sq.ft. (147.4 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: D

### 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.

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