



# Oxburgh Court

East Hunsbury, Northampton

oriordanbond  
SALES & LETTINGS



# Oxburgh Court

East Hunsbury

NN4 0FH

PRICE £225,000

Offered to the market with no onward chain is this well presented two double bedroom home, nestled at the end of a cul-de-sac, within the popular area of East Hunsbury.

The accommodation comprises entrance hall with stairs to the first floor and doors to a re-fitted kitchen with integrated appliances and a sitting/dining room with patio doors opening to the rear garden. To the first floor is access to the loft space, two generous double bedrooms with fitted wardrobes and a re-fitted bathroom. Outside is a low maintenance front garden with a paved pathway to the house and the rear garden has been landscaped to provide a paved patio seating area leading to an artificial lawn with timber fencing to enclose and gated rear access. Further benefits include two allocated parking spaces, uPVC double glazing and gas radiator heating. (A/570/M)

## Additional information

- Council Tax Band: B
- 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.

O'Riordan Bond Hunsbury Sales

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GROUND FLOOR  
285 sq.ft. (26.5 sq.m.) approx.

1ST FLOOR  
285 sq.ft. (26.5 sq.m.) approx.



TOTAL FLOOR AREA: 570 sq.ft. (52.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplans 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. Made with Metrepro C2025