

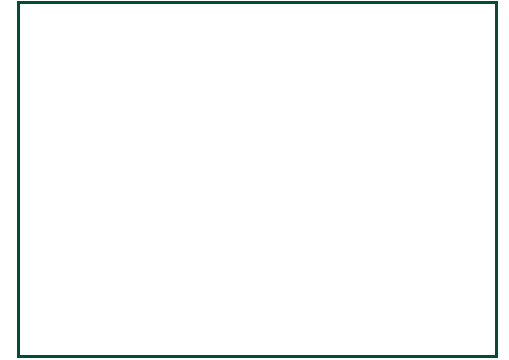


# Garrick Road

Abington, Northampton

oriordanbond  
SALES & LETTINGS





## Garrick Road

Abington

NN1 5ND

PRICE £279,995

O'Riordan Bond is delighted to offer for sale this double bay fronted three bedroom terraced home, located in a highly sought after road, within a short walk of Abington Park. The property is in need of some cosmetic improvement and this is reflected in the competitive asking price.

The accommodation comprises through entrance hall with access to the cellar, sitting room, dining room (separated by a sliding door) kitchen, utility, snug/family room, cloakroom/WC, three bedrooms and a shower room. Part of the roof space has been converted with a dormer window into a further reception room/hobby room. Outside are gardens to the front and rear with a service road giving access. Further benefits include uPVC double glazing and gas radiator heating. (C/1399/S)

### Additional information

- Council Tax Band: C
- Energy Efficiency Rating:

### 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 Abington Sales  
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TOTAL FLOOR AREA: 1400 sq.ft. (130.1 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 is given as to their operability or efficiency can be given.  
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