



**Thursby Road**  
Abington, Northampton

**oriordanbond**  
SALES & LETTINGS





GROUND FLOOR  
504 sq.ft. (46.8 sq.m.) approx.



1ST FLOOR  
492 sq.ft. (45.7 sq.m.) approx.



TOTAL FLOOR AREA: 996 sq.ft. (92.6 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of rooms, windows, doors and any other items are approximate and no responsibility is taken for any error, omission or misstatement. 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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## Thursby Road

Abington  
NN1 5NB

GUIDE PRICE £225,000

**O'Riordan Bond is pleased to offer this three bedroom bay fronted terraced home, in an envious position, within walking distance of Abington Park.**

The accommodation comprises entrance hall, cellar, sitting room, dining room, kitchen, cloakroom/WC, three bedrooms and a family bathroom. There is a courtyard garden to the rear with a vehicular service road. (D/996/S)

AGENTS NOTE - The property is in need of full modernising/refurbishment and unlikely to be mortgageable.

### Additional information

- Council Tax Band: C
- Energy Efficiency Rating: G

### 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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