



**19 Valentine Way**  
Great Billing, Northampton

**oriordanbond**  
SALES & LETTINGS



## 19 Valentine Way

Great Billing

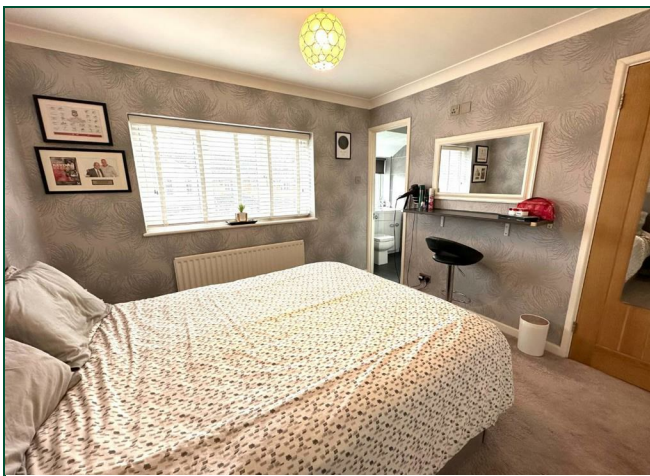
NN3 9XD

£415,000

An immaculately presented four double bedroom detached family home, occupying a delightful position within the prestigious village of Great Billing. The property has been updated throughout and is offered in show home condition with solid oak doors and staircase.

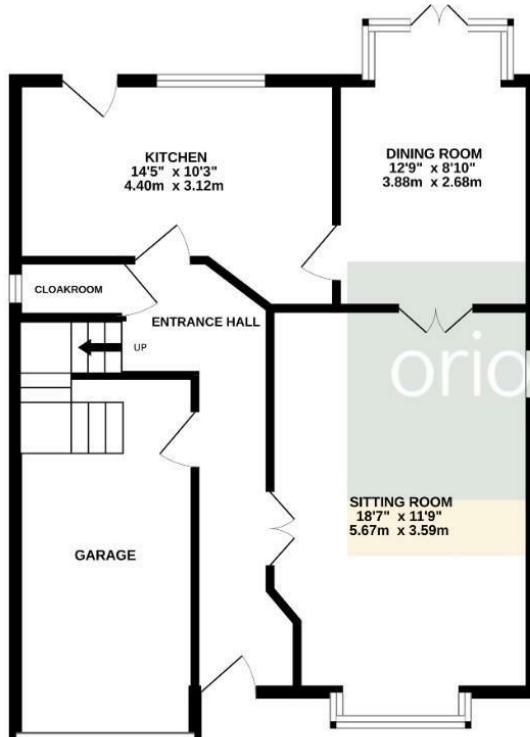
Accommodation comprises entrance hall, cloakroom/WC, sitting room with feature fireplace and separate dining room with French doors to the rear garden and a modern kitchen with integrated appliances. To the first floor is a family shower room and four double bedrooms, three with built-in wardrobes and an en-suite to the master. Externally is a fully landscaped garden with raised flower beds, artificial lawn, electric power points and pergola. There is a driveway to the front providing off road parking leading to an integral garage. The property further benefits from double glazing, boarded loft with ladder and gas combi boiler. (A/1309/M)

- Immaculate four bedroom detached home
- En-suite to master bedroom
- Two reception rooms
- Modern kitchen and shower room
- Landscaped rear garden
- Driveway and integral garage

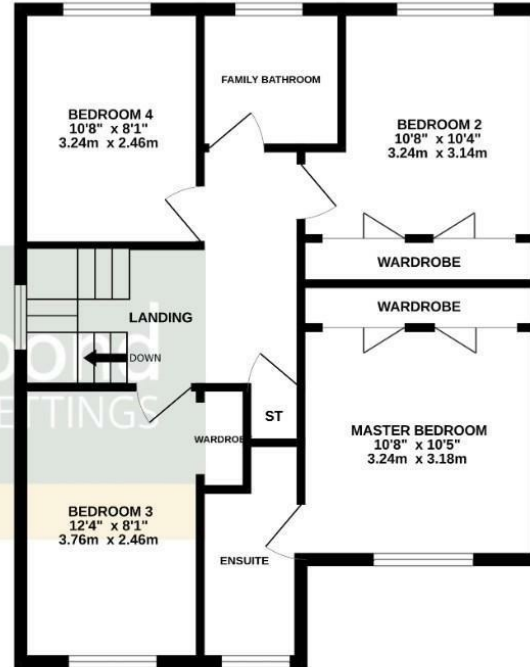




GROUND FLOOR

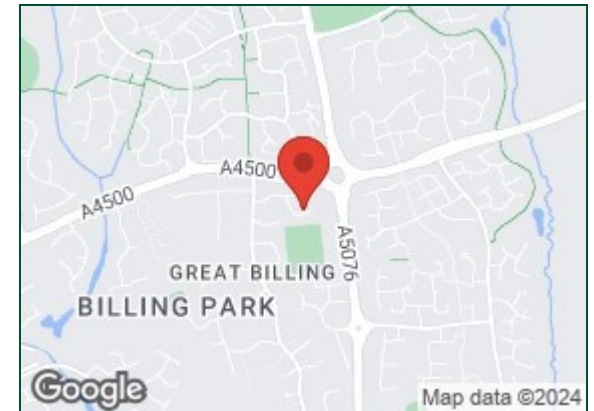


1ST FLOOR



TOTAL FLOOR AREA : 1309 sq.ft. (121.6 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: D
- Energy Efficiency Rating: C

**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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