



# Elder Drive

Brixworth, Northamptonshire

oriordanbond  
SALES & LETTINGS



## Elder Drive

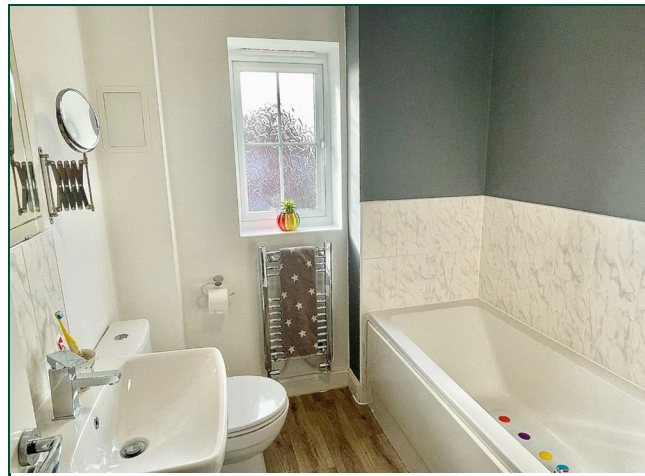
Brixworth  
NN6 9WR

Price  
£335,000

A light and airy three bedroom detached house, constructed in January 2018 by Messrs Barratt Homes to their 'Morpeth' design. The property occupies a south facing plot, in a cul-de-sac position, on the popular Saxon Rise development in the the thriving village of Brixworth.

Accommodation comprises entrance hall, cloakroom/WC, sitting room with dual aspect, kitchen/dining room with integrated oven, hob and washing machine and French doors from the dining area to the garden. To the first floor is a master bedroom with built-in wardrobes and en-suite, a further double bedroom with built-in wardrobes, a single bedroom and a family bathroom. Outside, to the front is a wrap around garden being laid to lawn with flower and shrub borders and a block paved drive providing off road parking for two cars. The south facing rear garden is fully enclosed and landscaped with patio area and the remainder being mainly laid to lawn with numerous maturing trees to the rear. (A/958/M)

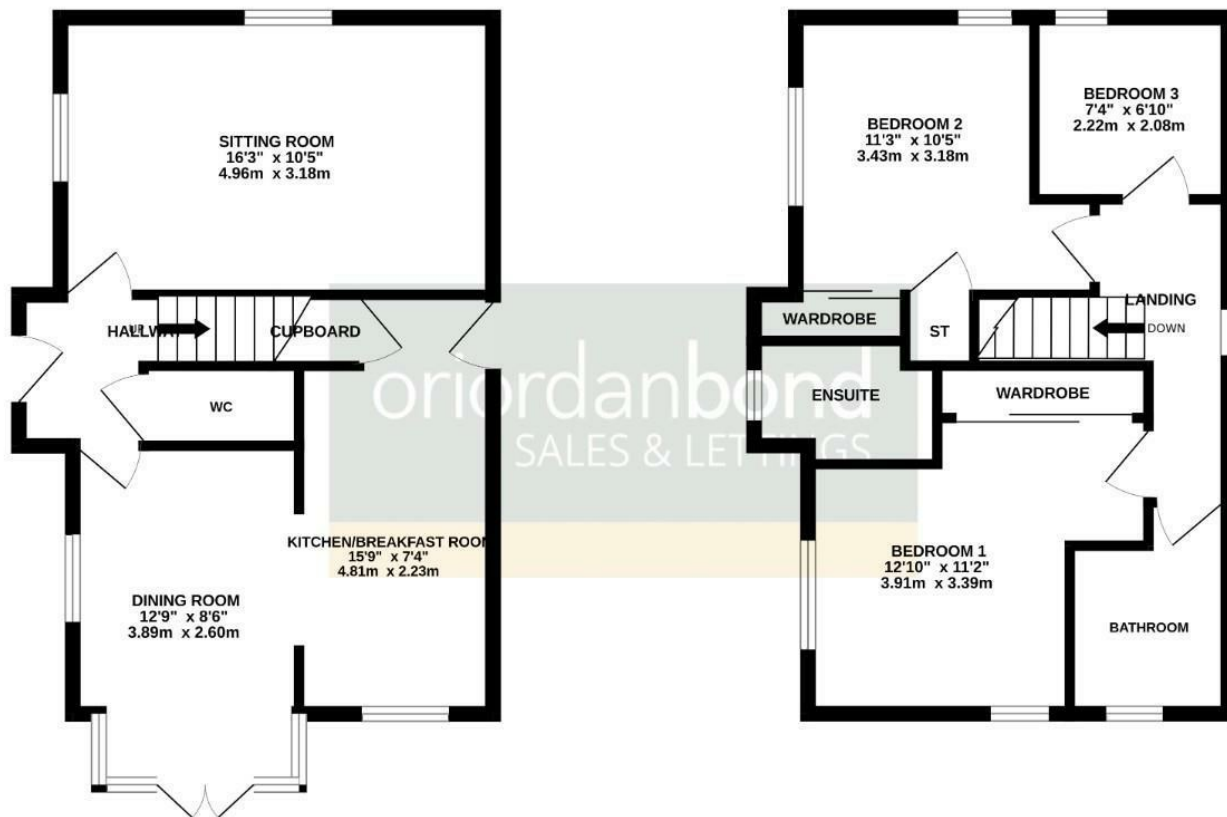
- Modern three bedroom detached home
- En-suite to master bedroom
- Kitchen open to dining room
- Gas radiator heating
- Landscaped south facing rear garden
- Off road parking





GROUND FLOOR

1ST FLOOR



TOTAL FLOOR AREA: 958sq.ft. (89.0 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: B

### 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 Brixworth Sales**

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