



**Sharman
Quinney**
Autograph

Main Street, Aldwincle
£550,000

Property Description

Located in the sought after village of Aldwinckle this property is full of character and offers plenty of space with flexible living accommodation. The property briefly comprises entrance hall, sitting room which includes mezzanine, conservatory and inglenook fireplace with cast iron wood burning stove, kitchen/breakfast room, three bedrooms, family bathroom off bedroom three and en-suite shower room in the principal bedroom. Outside there is a car port to the front, a good size driveway and front garden. To the rear there is a beautifully maintained rear garden with field views.





Property Description

Lounge/Diner (22' 5" max x 31' 1" max incl. mezzanine and conservatory) 6.83m x 9.47m

Kitchen/Breakfast Room (9' 8" x 17' 9") 2.94m x 5.41m

Bedroom One (11' 9" incl. wardrobe and en-suite x 16' 7") 3.58m x 5.05m

Bedroom Two (11' 6" x 9' 7") 3.50m x 2.92m

Bedroom Three (8' 7" x 10' 2" plus bathroom) 2.61m x 3.10m

Offered with NO ONWARD CHAIN this charming detached bungalow is set back from the main road and enjoys beautiful countryside views. VIEWINGS STRICTLY BY APPOINTMENT ONLY!

Agents Note:

‘The sale of this Property is subject to Grant of Probate. Please seek an update from the Branch with regards to the potential timeframes involved.’





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Important Information

Bedrooms **3**

Bathroom **2**

Council Tax **B**

Energy Rating

Parking **Driveway**

Garden

Electricity supply

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Sharman Quinney Holdings Limited is registered in England and Wales under company Number 4174227 Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT registration number is 500 2481 05

IMPORTANT NOTICE: These particulars do not constitute part or all of an offer or contract. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. Sharman Quinney has not tested any apparatus, equipment, fixtures or services and it is in the buyers interests to check the working condition of any appliances. Hurfords has not sought to verify the legal title of the property and the buyers must obtain verification from their legal representatives. Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.



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