



**HENDERSON
CONNELLAN**
ESTATE AGENTS

Rose Hill Way, Mawsley NN14

"Tranquil Village Life"

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"Tranquil Village Life"

Occupying a generous plot is this lovely three-bedroom end of mews property with off road parking, garage and NO CHAIN. Tucked away in the desirable village of Mawsley with a range of amenities village store, Restaurant, Primary school, Doctors, Dentist and lovely country walks on your doorstep, grass banks and flower beds are beautifully landscaped and maintained offering the perfect village lifestyle. The property benefits from gas central heating and double-glazed windows, comprising of entrance hallway, guest cloakroom, a well-equipped kitchen with integrated appliances, living/dining room with a useful storage cupboard and double patio doors leading out to the garden. Upstairs there are three bedrooms, two which are double in size and a principal bathroom, the main bedroom with a shower en-suite. Outside the fore garden is neatly presented with a pathway to the front door and pebbled banks either side. The rear garden has a pathway leading to the parking/garage behind with lawn either side, mature plantings and shrubbery borders surrounds it enclosed with timber fencing. The garden then wraps around to a pebbled area perfect for alfresco dining. A driveway and single garage with power and lighting and parking for one car can be found to the back.

Living/Dining Room - 4.88m x 4.24m (16'0" x 13'11")

Kitchen/Breakfast Room - 3.25m x 2.62m (10'8" x 8'7")

Guest WC - 2.11m x 0.97m (6'11" x 3'2")

Bedroom One - 3.63m x 2.79m (11'11" x 9'2")

Ensuite - 2.06m x 1.35m (6'9" x 4'5")

Bedroom Two - 3.02m x 2.82m (9'11" x 9'3")

Bedroom Three - 2.03m x 1.98m (6'8" x 6'6")

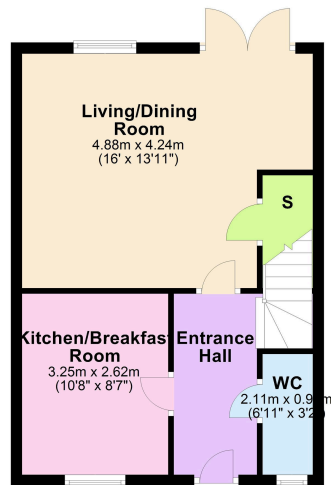
Bathroom - 2.11m x 1.98m (6'11" x 6'6")





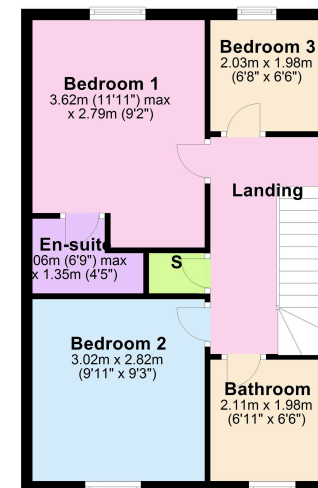
- NO CHAIN
- End of mews
- Sealed double glazed units
- Single garage & Off road parking
- Guest cloakroom
- Three bedrooms
- Principal bedroom with shower en-suite
- Sought after village of Mawsley
- Council Tax: C
- EPC RATING: C

Ground Floor
Approx. 39.1 sq. metres (420.6 sq. feet)



Total area: approx. 79.0 sq. metres (850.5 sq. feet)

First Floor
Approx. 39.9 sq. metres (429.9 sq. feet)



Disclaimer: These particulars do not form part of any offer or contract and should not be relied upon as statements or representations of fact. Any areas, measurements of distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.

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