



**East Bank**

Thorplands Brook, Northampton

**oriordanbond**  
SALES & LETTINGS





## East Bank

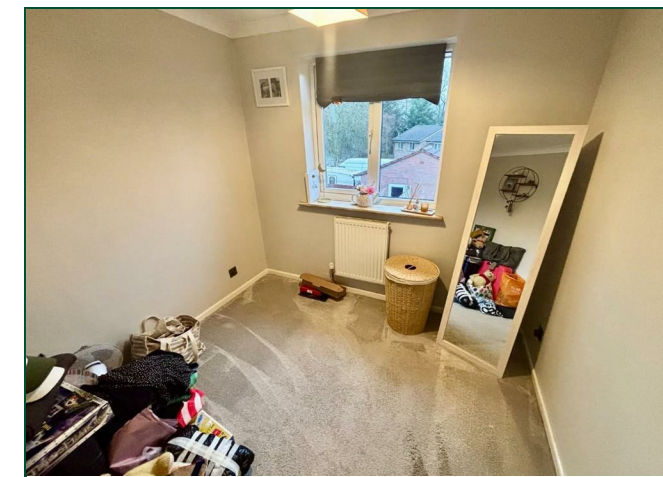
Thorplands Brook  
NN3 8YR

Price  
£260,000

Situated in a quiet cul-de-sac position is this well presented three bedroom detached family home facing onto popular Clock Tower Court. The property provides good access to Weston Favell Shopping Centre and local surrounding schools.

The accommodation comprises entrance hall, sitting room with archway to dining room, re-fitted kitchen, three bedrooms and a re-fitted family bathroom. Outside is a lawned front garden with driveway providing off road parking leading to a carport. To the rear is a private garden with paved patio, lawn and side access. Further benefits include uPVC double glazing and gas radiator heating. (A/710/S)

- Three bedroom detached home
- Two reception rooms
- Re-fitted kitchen and bathroom
- Gas radiator heating
- Enclosed rear garden
- Driveway and carport

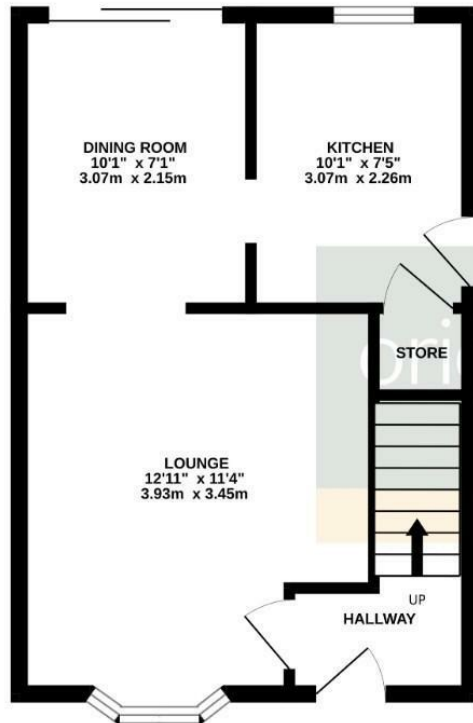




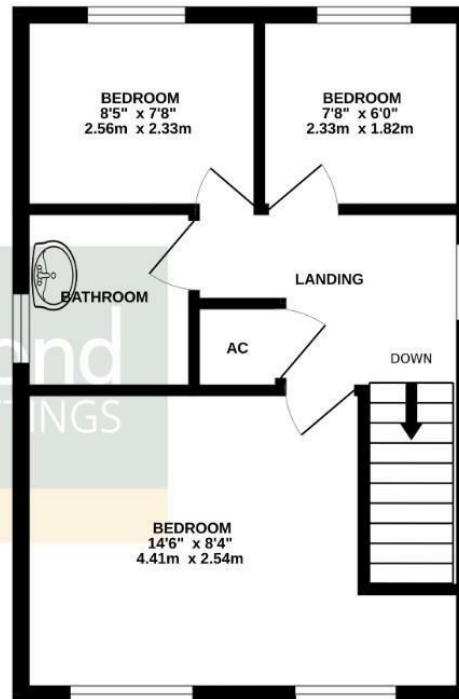




GROUND FLOOR



1ST FLOOR



TOTAL FLOOR AREA : 710 sq.ft. (66.0 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: C
- Energy Efficiency Rating: D

#### 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 Weston Favell Sales**

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