BOWDEN ROAD, NORTHAMPTON, NN5

£180,000 | 2 Bed House - Mid Terrace

BELVOIR!

Belvoir Estate Agents are delighted to offer for sale this well presented two bedroom terraced house located within walking distance of Northampton town centre and train station. The accommodation briefly comprises entrance hall, lounge/diner, kitchen. utility room, first floor landing, two bedrooms and shower room. The property further benefits from gas radiator heating, upvc double glazing and a rear garden.

- Two Bedrooms
- Terraced House
- Well Presented
- Lounge/Diner
- Utility Room
- Gas Radiator Heating
- UPVC Double Glazing
- Rear Garden
- Close To Town Centre
- Close To Train Station

COUNCIL TAX BAND: A

Draft Details.
At the time of print, these particulars are awaiting approval from the vendor(s).
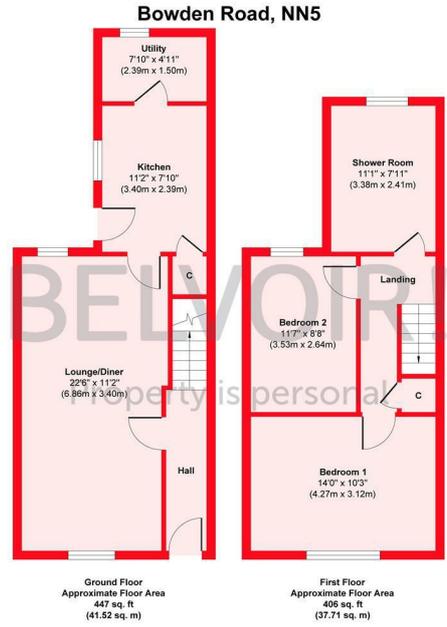
Disclaimer.
We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		89
(69-80) C		
(55-68) D	69	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC

Bowden Road, NN5

Utility
7'10" x 4'11"
(2.39m x 1.50m)

Kitchen
11'2" x 7'10"
(3.40m x 2.39m)

Shower Room
11'1" x 7'11"
(3.38m x 2.41m)

Landing

C

Bedroom 2
11'7" x 8'8"
(3.53m x 2.64m)

Lounge/Diner
22'6" x 11'2"
(6.86m x 3.40m)

C

Hall

Bedroom 1
14'0" x 10'3"
(4.27m x 3.12m)

Ground Floor
Approximate Floor Area
447 sq. ft
(41.52 sq. m)

First Floor
Approximate Floor Area
406 sq. ft
(37.71 sq. m)

Approx. Gross Internal Floor Area 853 sq. ft / 79.23 sq. m
Illustration for identification purposes only, measurements are approximate, not to scale.
Produced by Elements Property