



37 St. Peters Avenue
Rushden, NN10 6XW



Simpson & Weekley

****RARELY AVAILABLE**** Simpson and Weekley are delighted to offer to market this executive bay-fronted home, situated on the tree-aligned St. Peters Avenue - a popular and sought-after location on the northwest side of Rushden.

There is improved and well-appointed accommodation set across two floors, comprising in brief an entrance hall, bay-fronted living room, cloakroom/WC, and extended kitchen/dining room to the rear, with an impressive kitchen island. On the first floor you will find two large double bedrooms, with an ensuite shower room to the master and a separate family bathroom.

Externally, there is a private driveway to the front aspect providing off-road parking for two cars, and to the rear is a beautiful, well-tended garden with a patio area for outdoor seating, lawn with flower borders, and at the end of the garden are two workshops and a home office with light and power.

St. Peters Avenue is a popular tree-aligned street towards the edge of Rushden, just off Wellingborough Road, conveniently just a 20-minute walk from the popular Rushden Lakes Shopping and Leisure Centre where you will find a variety of shops, restaurants, cafe's, and immediate access to miles of countryside walks and cycle paths. There are a further selection of amenities in the town, and for commuters both the A6 and A45 are easily accessible.

EPC Ordered, Council Tax Band C

£300,000



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When you buy with Simpson and Weekley, you know **you'll be in safe hands**. From the moment you walk through our doors, we'll make you **feel truly welcome**. Our sales consultants and financial advisors will take you through **every step of the process**, offering **free expert advice** along the way, from help choosing the right mortgage and insurance through to finding your conveyancer. And if you need help selling your home too, **with over 20 years of local experience, you can trust us to get you moving**.



**Simpson
& Weekley**

Making Every
Journey Personal



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