

37 Glasgow Street
St James
Northampton
NN5 5BN

£310,000

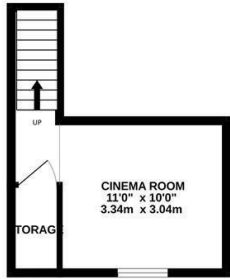


OSCAR JAMES

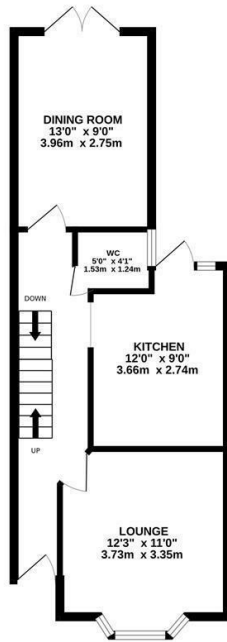
...expect excellence

FLOOR PLANS

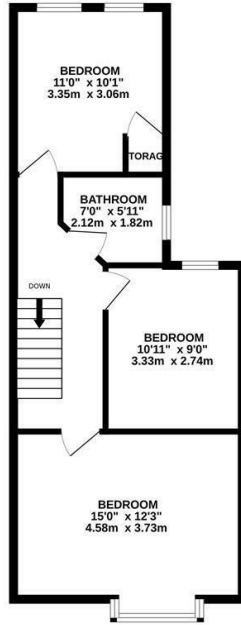
BASEMENT
165 sq.ft. (15.3 sq.m.) approx.



GROUND FLOOR
460 sq.ft. (42.9 sq.m.) approx.



1ST FLOOR
507 sq.ft. (47.1 sq.m.) approx.



TOTAL FLOOR AREA: 1132 sq.ft. (105.2 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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AT A GLANCE...



Bay Fronted Lounge



Kitchen With Integrated Appliances



Three Double Bedrooms



Downstairs Cloakroom



Low Maintenance Garden



Permit Parking



WHAT'S GREAT?

Oscar James are delighted to present this exceptionally well-presented three-bedroom home. Immaculately maintained and modernised throughout, this is a property you won't want to miss.

Located in the highly sought-after area of St James, the home is within walking distance of Northampton Train Station and offers easy access to the town centre.

Upon entering, the hallway provides access to all ground floor accommodation. To the front, the lounge features a beautiful bay window and a gas feature fireplace, creating a warm and inviting space.

To the rear, the property boasts a stunning fitted kitchen complete with integrated appliances and access to the garden. The impressive dining room is a standout feature—generously sized, and enhanced by a built-in bar unit with a double wine fridge. French doors open out to the garden, making this the perfect space for entertaining.

The ground floor also benefits from a convenient cloakroom and access to a fully tanked and converted cellar, previously used as an excellent cinema room.

Upstairs, there are three well-proportioned double bedrooms and a stylish, modern bathroom fitted with a three-piece suite.

Externally, the home boasts a fully enclosed, low-maintenance rear garden, finished with patio throughout. A built-in BBQ area provides an ideal space for outdoor dining and entertaining, while a rear access road offers excellent potential to create off-road parking within the garden (subject to any necessary permissions.)

Early viewing is highly recommended to fully appreciate everything this outstanding home has to offer.

...expect excellence



SELLER'S SECRET



Why we like it....

The converted cellar adds flexible space and is currently set up as a cinema room, but could just as easily be used as a home office. The property is beautifully presented throughout and ideally located near the train station.

To buy or not to buy....

OSCAR JAMES

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