



93 Victoria Street

Irthlingborough, Northamptonshire NN9 5RG



**Simpson & Partners**

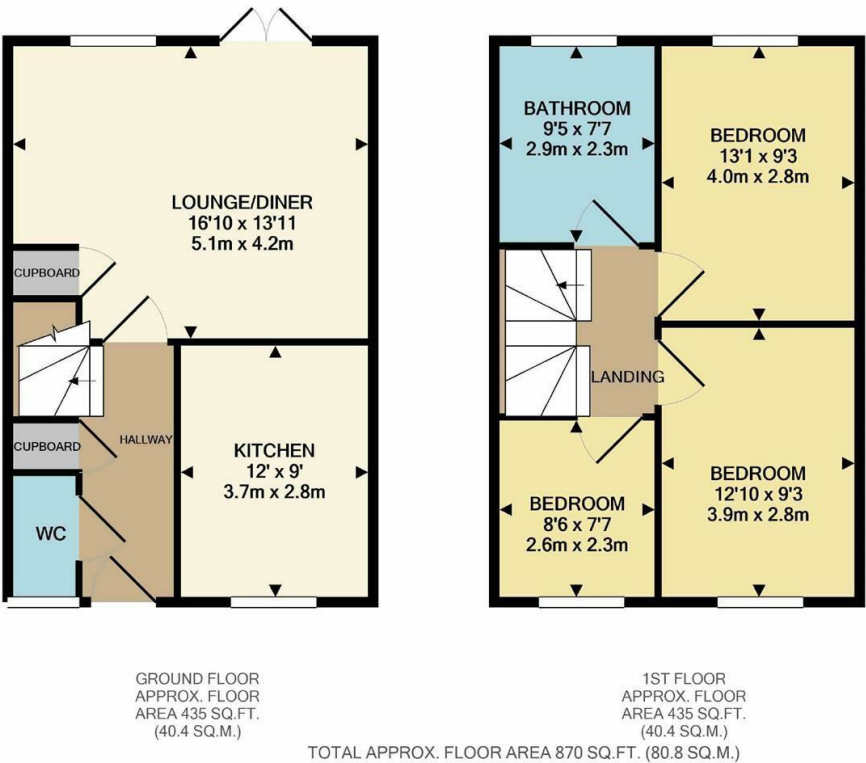


**\*\*Available late February-early March 2026\*\*** A beautiful three bedroom home situated within walking distance to all amenities in the popular town of Irthlingborough. The property boasts accommodation to comprise: entrance hall, lounge/dining room, kitchen, downstairs cloakroom and to the first floor are three bedrooms and family bathroom with shower over the bath. Externally the property boasts enclosed rear garden and allocated parking for two cars. Available late February-early March 2026 sorry no pets. EPC rating B, council tax band B.

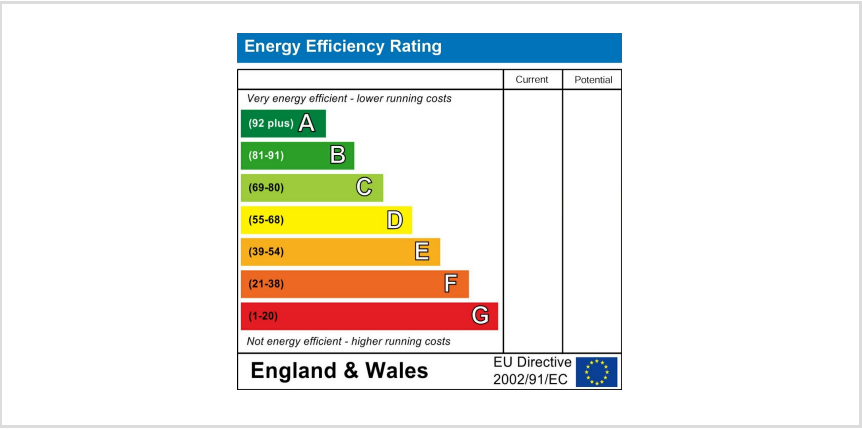
£1,100 PCM

 3     1     2





Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The plan is copyright to Simpson and Partners and is for illustrative purposes and should only 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 can be given.  
Made with Metropix ©2021





When you buy with Simpson and Partners, 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  
& Partners**

Making Every  
Journey Personal



01832 731222

[thrapston@simpsonandpartners.co.uk](mailto:thrapston@simpsonandpartners.co.uk)

<https://www.simpsonandpartners.co.uk/>

43-45 High Street, Thrapston, Northants, NN14 4JJ