



4A STRATFORD DRIVE NORTHAMPTON, NN4 6JT

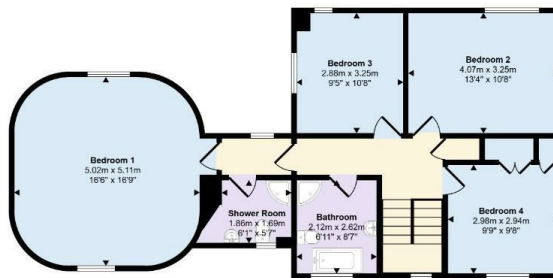
£895,000
FREEHOLD

Stonhills are delighted to offer The Old Windmill, a truly individual four bedroom detached family home incorporating an original Grade II listed former windmill and offering approximately 2,643 sq ft of accommodation. The property features four reception areas, an impressive kitchen/family room, two bathrooms, garaging and ample parking. Outside is a southerly facing garden with patio and decking, while further benefits include solar panels and two EV charging points. Ideally situated in the sought-after Wootton area with excellent access to local amenities, schools and the M1.





Ground Floor
Approx 164 sq m / 1768 sq ft



First Floor
Approx 81 sq m / 875 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Mapeo 360.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Northampton Office Sales
39 St Giles Street
Northampton
Northamptonshire
NN1 1JF

01604 624424
lewis@stonhills.co.uk
<https://www.stonhills.co.uk/>

 **stonhills**
LAND & ESTATE AGENTS