



Sheffield Court, Raunds Wellingborough NN9 6RQ

welcome to

Sheffield Court, Raunds Wellingborough

The property benefits from a private driveway, and boasts an enclosed rear garden, providing a secure and private outdoor space.

Inside, the accommodation includes a bright living area, a practical kitchen, three well-proportioned bedrooms, and a family bathroom.



Entrance Hall

Entered via double glazed door to the front aspect, stairs rising to first floor landing, coving to ceiling, radiator and doors leading to all rooms.

Lounge

Double glazed window to the front aspect, electric fireplace with surround and hearth, door to understairs storage cupboard, coving to ceiling, radiator and door leading to Kitchen/ Dining Room.

Kitchen/ Dining Room

Fitted kitchen comprising wall and base units with worksurfaces over, sink and drainer unit with mixer tap over, tiling to splashback areas, electric oven with gas hob and cooker hood over, space for fridge/freezer, plumbing to washing machine, wall mounted boiler, coving to ceiling, radiator, double glazed window to the rear aspect and double glazed French doors to the rear aspect leading to rear garden.

First Floor Landing

Stairs rising from entrance hall, door to airing cupboard, access to loft space and doors leading to all rooms.

Bedroom One

Double glazed window to the front aspect, coving to ceiling and radiator.

Bedroom Two

Double glazed window to the rear aspect, coving to ceiling and radiator.

Bedroom Three

Double glazed window to the rear aspect, coving to ceiling and radiator.

Bathroom

Suite comprising bath with mixer tap and shower attachment over with glass screen, low level WC, radiator, partly tile and double glazed obscured window to the side aspect.

Externally

Front

Open frontage mainly laid to lawn with mature tree, pathway leading to front door and driveway to the side aspect providing off road parking.

Rear Garden

Mainly laid to lawn with paved patio area for seating, mature trees and shrubs, shed and fully enclosed with timber fencing.



view this property online williamhbrown.co.uk/Property/RDS106703



welcome to

Sheffield Court, Raunds Wellingborough

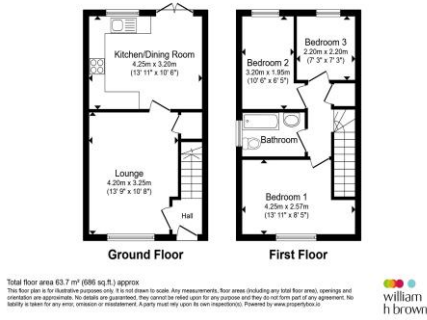
- Chain Free
- End-Terrace
- Three Bedroom
- Well Proportion Rear Garden
- Driveway

Tenure: Freehold EPC Rating: C

Council Tax Band: B

offers in the region of

£210,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/RDS106703



Property Ref:
RDS106703 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



william h brown



01933 626625



Raunds@williamhbrown.co.uk



57 Brook Street, Raunds, Northamptonshire,
NN9 6LL



williamhbrown.co.uk