



Sessions Way
Northampton





Sessions Way

Northampton, NN5 4GT

TOTAL AREA: APPROX. 173.59 SQ. METRES (1868.5 SQ. FEET)

OFFERED FOR SALE WITH NO ONWARD CHAIN IS THIS WELL PRESENTED FIVE BEDROOM DETACHED FAMILY HOME QUIETLY POSITIONED AND TUCKED AWAY AT THE END OF A CUL-DE-SAC IN THE POPULAR AREA OF ST CRISPIN. BUILT IN 2022 IS BOASTS BEING UNDER NHBC WARRANTY AS WELL AS ALL THE PRACTICALITIES A MODERN HOME CAN OFFER MAKING IT PERFECT FOR A FAMILY TO CALL HOME.

GROUND FLOOR

- ENTRANCE HALL
- CLOAKROOM
- DINING ROOM
- SITTING ROOM
- KITCHEN / BREAKFAST ROOM
- UTILITY ROOM

OUTSIDE

- FRONT GARDEN
- GARAGE
- REAR GARDEN

FIRST FLOOR

- BEDROOM ONE
- EN-SUITE
- BEDROOM TWO
- EN-SUITE
- BEDROOM THREE
- BEDROOM FOUR
- BEDROOM FIVE
- BATHROOM

£580,000 Freehold





THE PROPERTY

Walk through the newly upgraded front door and into the long hallway with tiled floor, storage cupboard and downstairs WC. Glazed French doors open onto the dining room with views to the front garden and wooded area beyond. At the end of the hall are glazed doors to the sitting room and kitchen.

The large sitting room boasts an electric fireplace/media unit and French doors that open onto the garden and patio. The modern kitchen / dining room comes with fitted appliances, luxury vinyl floor, space for a dining table and French doors to the rear garden. A door off the kitchen takes you into the utility room with quartz worktop, sink, space for white goods and a side door perfect for muddy boots and paws.



Upstairs of the large landing are five bedrooms, all of which are doubles. To the front is the principal bedroom and bedroom two, both boasting their own en-suite shower rooms. Across the back are three well proportioned bedrooms and these are served by the modern family bathroom.

Outside to the front is a lawned garden and double width tarmac driveway beyond which is an integral double garage. The rear garden has been landscaped with two paved patio areas with a lawned area between.

EPC Rating B. Council Tax Band F.



LOCATION

St Crispins is located on the edge of Duston, and is located within easy reach of local amenities, including shops, cafés, restaurants, and supermarkets. There is both primary and secondary school close by, making it ideal for families. Nearby parks and green spaces provide great opportunities for outdoor activities, while convenient transport links offer easy access to Northampton town centre, the M1 motorway, and train services to London and Birmingham.



IMPORTANT NOTICE

Important Notice - 1. Viewings by appointment only through Jackson Grundy. 2. These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending purchaser or lessee should satisfy themselves by inspection or otherwise as to the correctness of the same. We strongly recommend that all the information we provide be verified by you on inspection, and by your surveyor and conveyancer. 3. Photographs illustrate parts of the property as were apparent at the time they were taken. 4. Any areas, measurements, distances or illustrations are approximate for reference only. 5. We have not performed a structural survey on this property and have not tested the appliances, services and specific fittings, an intending purchaser must satisfy himself by inspection by independent advice and/or otherwise to this property. 6. Whilst we carry out our due diligence on a property before it is marketing and we endeavour to provide accurate information, buyers are advised to conduct their own due diligence. 7. Our information is presented to the best of our knowledge and should not solely be relied upon when making purchasing decisions.

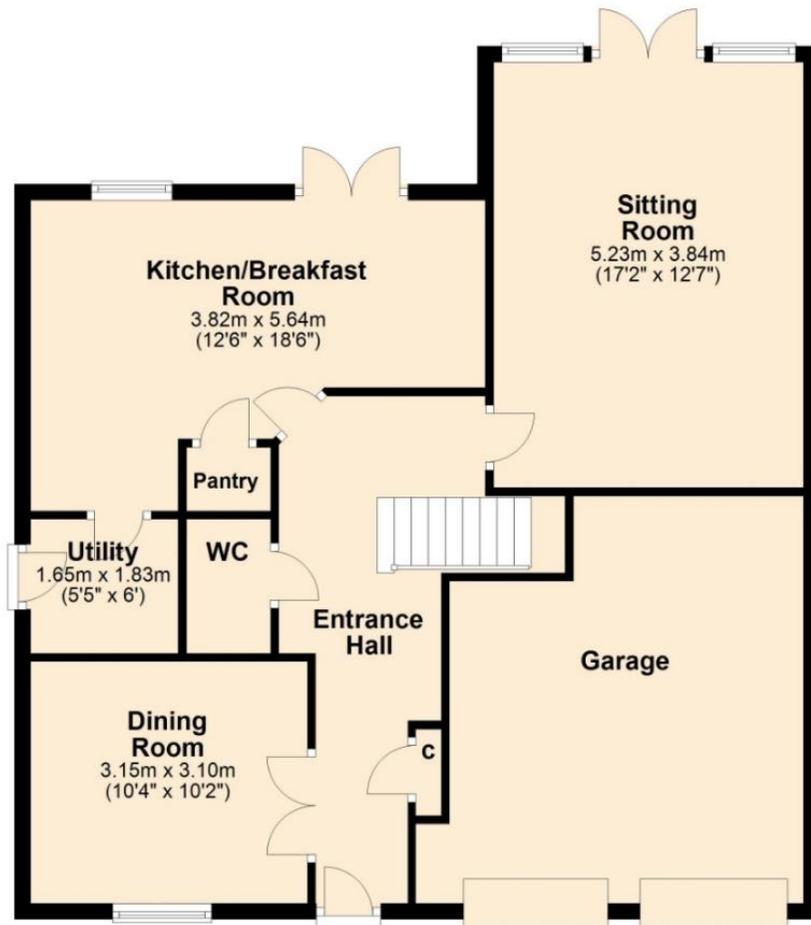


FLOORPLAN

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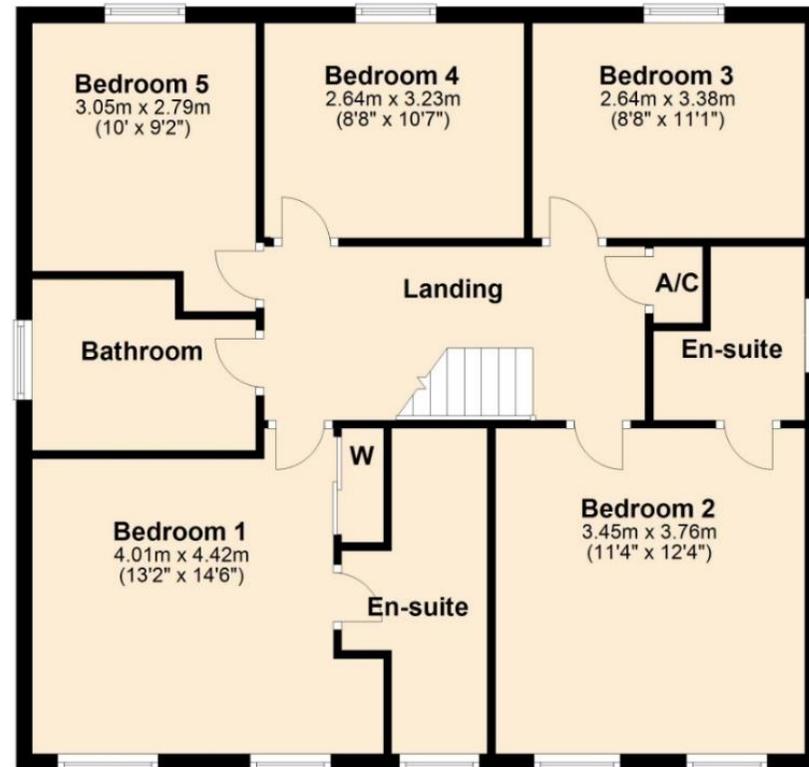
Ground Floor

Approx. 88.8 sq. metres (955.7 sq. feet)



First Floor

Approx. 84.8 sq. metres (912.8 sq. feet)





📞 01604 624900

🌐 www.jacksongrundy.com

✉ thevillageagency@jacksongrundy.co.uk

📘 📷 @jacksongrundyestateagents

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