



**BYWATER HERRING**

SALES & LETTINGS

- A TRADITION OF TRUST -

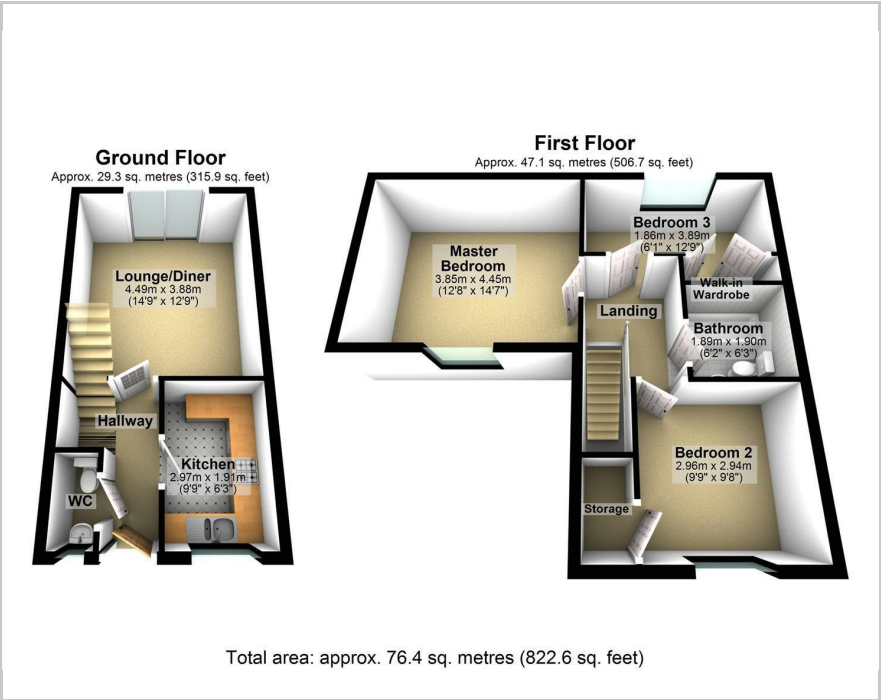


Reservoir Close, Irthlingborough  
Offers In The Region Of £230,000





Floor Plan



Area Map



Accommodation

- Three bedroom link-terraced home
- Popular Pine Trees estate location
- Newly redecorated throughout
- Spacious lounge with garden access
- Modern fitted kitchen
- Downstairs W/C
- Sunny rear garden
- Garage and parking for two cars
- Close to lakes, schools and shops
- 10 minutes to Wellingborough station



| 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 |         |                         |
|                                             | 71      | 84                      |
| England & Wales                             |         | EU Directive 2002/91/EC |

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