



Woodlands Road, Irchester NN29 7BW

welcome to

Woodlands Road, Irchester

This Three bedroom Semi Detached home comprises; ground floor, entrance hall, cloakroom, lounge, dining room, second lounge, conservatory, kitchen and utility room. First floor, Three bedrooms and bathroom. Externally the garden has artificial lawn, a patio and shed.



Auctioneer's Comments

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Entrance Hall

Entered via door to the front aspect, stairs rising to the first floor landing, radiator and doors to all rooms.

Cloakroom

Double glazed obscure window to the rear aspect, WC, wash hand basin, tiling and radiator.

Lounge

12' 9" x 12' 5" (3.89m x 3.78m)
Double glazed bay window to the front aspect and radiator.

Dining Room

10' 1" x 9' (3.07m x 2.74m)
Double glazed patio doors to the conservatory and radiator.

Second Reception

18' 3" x 7' 2" (5.56m x 2.18m)
Double glazed window to the front aspect, door to the front aspect, tiled flooring, built in cupboards and radiator.

Kitchen

9' 11" x 9' 7" (3.02m x 2.92m)
Fitted kitchen comprising a range of matching wall and base units with work surfaces over, stainless steel sink and drainer, splash backs, electric oven, microwave and gas hob with cooker hood over, space for fridge/freezer, double glazed window to the rear aspect, radiator, tiled flooring and door to the utility.

Utility Room

12' 8" x 7' 6" (3.86m x 2.29m)
Double glazed window to the rear aspect, plumbing for washing machine, tiled flooring, radiator and part double glazed door to the side aspect.

Conservatory

9' x 8' 9" (2.74m x 2.67m)
Double glazed windows to the rear and side aspects, tiled flooring, radiator and double glazed door to the side aspect.

First Floor Landing

Double glazed window to the side aspect, stairs rising from the entrance hall, airing cupboard, access to converted loft space, doors to the bedrooms and bathroom.

Bedroom One

12' 5" x 10' 1" (3.78m x 3.07m)
Double glazed window to the front aspect and radiator.

Bedroom Two

12' 5" x 10' 1" (3.78m x 3.07m)
Double glazed window to the rear aspect and radiator.

Bedroom Three

9' x 8' 10" (2.74m x 2.69m)
Double glazed window to the front aspect and radiator.

Bathroom

Double glazed obscure window to the rear aspect, WC, wash hand basin, bath with power shower over, part tiling and heated towel rail.

Externally

Front

Wall with shrub borders and block paved driveway providing off road parking.

Rear Garden

Laid with artificial grass, mature borders, patio providing a seating area and garden shed.



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Woodlands Road, Irchester

- Sale by Modern Auction (T&Cs apply)
- Subject to an undisclosed Reserve Price
- Buyers fees apply
- NO ONWARD CHAIN
- SEMI DETACHED

Tenure: Freehold EPC Rating: C
Council Tax Band: C

guide price

£215,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
RSD110083 - 0005

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