



Fairmead Crescent, Rushden NN10 9NB

welcome to

Fairmead Crescent, Rushden

This Three bedroom Mid-Terrace home offers a driveway providing off road parking. To the ground floor you will find; entrance hall, lounge/diner and kitchen/diner. On the first floor are the Three bedrooms and the family bathroom. Externally the rear garden is laid with lawn and has a patio.



Entrance Hall

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

Lounge / Diner

23' 10" x 13' 1" (7.26m x 3.99m)

Double glazed window to the front aspect, double glazed French doors to the rear aspect, under stairs storage and radiator.

Kitchen

9' 1" x 7' 7" (2.77m x 2.31m)

Fitted kitchen comprising a range of matching wall and base units with work surfaces over, one and a half bowl sink and drainer, splash backs, electric double oven and induction hob with cooker hood over, plumbing for washing machine, space for fridge/freezer, double glazed window to the rear aspect and double glazed door to the rear aspect.

First Floor Landing

Stairs rising from the entrance hall, airing cupboard, access to loft space, central heating boiler in the loft, radiator, doors to the bedrooms and bathroom.

Bedroom One

11' 11" x 7' 11" (3.63m x 2.41m)

Double glazed window to the front aspect and radiator.

Bedroom Two

11' 9" x 7' 5" (3.58m x 2.26m)

Double glazed window to the rear aspect and radiator.

Bedroom Three

8' 5" x 8' 1" (2.57m x 2.46m)

Double glazed window to the front aspect and radiator.

Bathroom

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

Externally**Front**

Driveway providing off road parking for two cars.

Rear Garden

Laid with lawn, patio providing a seating area and outside water tap.

Agents Note:

The vendor has confirmed to us they will pay upto 2% stamp duty liability on the property.



view this property online williamhbrown.co.uk/Property/RSD109738



welcome to

Fairmead Crescent, Rushden

- NO UPPER CHAIN
- UPTO 2% STAMP DUTY PAID
- THREE BEDROOMS
- OFF ROAD PARKING
- CLOSE TO LOCAL AMENITIES

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

offers in excess of

£200,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/RSD109738



Property Ref:
RSD109738 - 0004

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 is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01933 410717



Rushden@williamhbrown.co.uk



52 High Street, Rushden, Northamptonshire,
NN10 0PJ



williamhbrown.co.uk