



38 Soane Close
Wellingborough, NN8 4SU



Simpson & Weekley

Nestled in the peaceful cul-de-sac of Soane Close, Wellingborough, this impressive four-bedroom detached house offers a perfect blend of comfort and convenience. The property boasts a spacious layout, making it an ideal family home.

As you enter, you are greeted by a large modern kitchen and breakfast room, perfect for family gatherings and entertaining guests. The kitchen is designed with contemporary fittings, providing both style and functionality. The generous living spaces throughout the house ensure that there is ample room for relaxation and leisure.

The four well-proportioned bedrooms offer a tranquil retreat, with plenty of natural light and space for personalisation. The property also features a double garage, providing secure parking and additional storage options.

Situated in a desirable location, this home is ideally positioned for easy access to both road and rail links, making commuting a breeze. Close to Local Amenities and outstanding local school. Whether you are heading to work or exploring the surrounding areas, you will find that convenience is at your doorstep.

This large detached house in Soane Close is not just a property; it is a place where memories can be made. With its serene setting and modern amenities, it presents an excellent opportunity for those seeking a comfortable and well-connected family home.

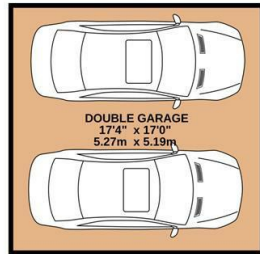
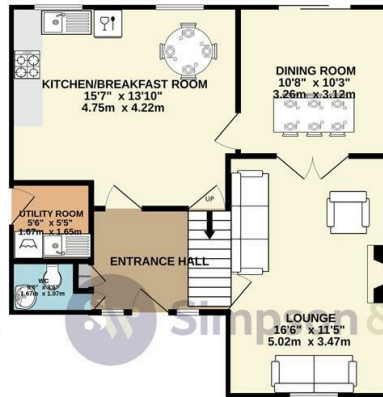
Council Tax Band D
EPC C

Offers Over £400,000

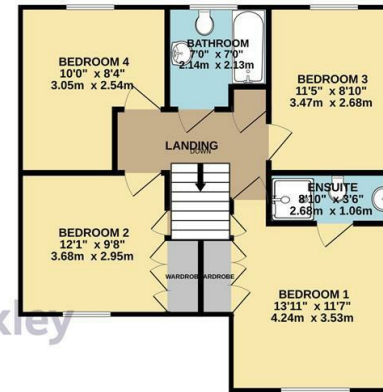
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GROUND FLOOR
905 sq.ft. (84.1 sq.m.) approx.



1ST FLOOR
607 sq.ft. (56.4 sq.m.) approx.



TOTAL FLOOR AREA: 1512 sq.ft. (140.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	82
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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