



14 Hillcrest Close

Thrapston, Northamptonshire NN14 4TB



Simpson & Partners

****Available mid May 2026**** Simpson and Partners are delighted to offer to the market this well presented semi detached home situated on the ever popular Springfield development of Thrapston. The accommodation is laid across two floors and comprises: entrance porch, living room, well appointed dining kitchen and to the first floor are two bedrooms and family bathroom. Further benefits include front garden with off road parking to the side and to the rear is an enclosed garden with lawn, patio area and single garage. Available mid May 2026. EPC rating D, council tax band B.

£995 PCM

 2  1  1





GROUND FLOOR
APPROX. FLOOR
AREA 292 SQ.FT.
(27.1 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 338 SQ.FT.
(31.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 630 SQ.FT. (58.5 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The plan is copyright to Simpson and Partners and is for illustrative purposes and should only 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 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		
(55-68) D	62	65
(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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01832 731222

thrapston@simpsonandpartners.co.uk

<https://www.simpsonandpartners.co.uk/>

43-45 High Street, Thrapston, Northants, NN14 4JJ