









welcome to

Minerva Way, Wellingborough

This three bedroom end of terrace property is ideal for first time buyers or developers and benefits from double glazing, gas radiator central heating, three generous bedrooms, lounge/diner and cloakroom. Viewing recommended.













Entrance Hall

Part frosted double glazed door to front, stairs rising to first floor landing, wood laminate flooring, built-in under stairs storage cupboard.

Cloakroom

Frosted double glazed window to front, low level WC, wall mounted wash hand basin, radiator, tiled splash backs.

Lounge

Double glazed window and door to rear, wood laminate flooring, two radiators.

Kitchen

Double glazed window to front. Kitchen comprising single drainer stainless steel sink unit inset to work surface, wall and base storage units, built-in oven, hob and extractor, plumbing for washing machine, radiator, built-in storage cupboard.

First Floor Landing

Double glazed window to front, hatch to loft, built-in storage cupboard, walk-in cupboard housing boiler.

Bedroom One

Double glazed window to rear, radiator.

Bedroom Two

Double glazed window to rear, radiator.

Bedroom Three

Double glazed window to front, radiator.

Bathroom

Frosted double glazed window to front, panelled bath, pedestal wash hand basin, low level WC, tiled splash backs, radiator, extractor.

Outside Rear Garden

Enclosed, rear pedestrian access, patio area, laid mainly to lawn, timber shed.





welcome to

Minerva Way, Wellingborough

- End of terrace
- Lounge/diner
- Three generous bedrooms
- Double glazing
- Cloakroom

Tenure: Freehold EPC Rating: C

Council Tax Band: A

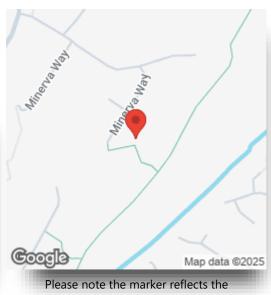
guide price

£190,000









postcode not the actual property

view this property online williamhbrown.co.uk/Property/WBR114075



Property Ref: WBR114075 - 0002 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 quidance 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

01933 276622



wellingborough@williamhbrown.co.uk



5 Sheep Street, WELLINGBOROUGH, Northamptonshire, NN8 1BL



williamhbrown.co.uk

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.