

47 Park Avenue South,
Abington



RICHARD  GREENER



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Abington

£950,000

An exceptional five-bedroom detached family home occupying one of Northampton's most sought-after positions, overlooking the beautiful Abington Park.

Accommodation

Ground Floor: Reception Hall | Living Room | Dining Room | Cloakroom | Kitchen Area | Family Area | Utility Room | Family Room | WC | Gym

First Floor: Landing | Bedroom One | Dressing Area | Ensuite Bathroom | Study/Bedroom Four | Ensuite | Main Landing | Bedroom Two | Bedroom Three | Bedroom Four | Ensuite Shower Room | Bedroom Five | Family Bathroom

Outside: Rear Garden | Garage | Courtyard | Hot Tub

Approximately 3,000 Square Feet

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Description

An exceptional five-bedroom detached family home occupying one of Northampton's most sought-after positions, overlooking the beautiful Abington Park. Tastefully presented throughout, this impressive residence blends stylish contemporary interiors with an abundance of original character features, offering the perfect balance of modern family living and timeless charm.

Extending to approximately 3,000 sq ft of versatile accommodation, the property comprises a welcoming entrance hall, elegant lounge, formal dining room, spacious open plan kitchen/breakfast room, utility room, gym, garage and cloakroom/WC. The first floor offers five generously proportioned bedrooms and four well-appointed bathrooms, providing superb space for growing families.

Outside, the current owners have thoughtfully and extensively landscaped the rear garden to create a private west-facing sun trap, ideal for relaxing and entertaining. Gates provide secure off-road parking and access to the garage.

Offered to the market as a rare opportunity, this outstanding home combines substantial family accommodation with an enviable setting in one of Northampton's most desirable locations, just moments from the town centre and the open green spaces of Abington Park.











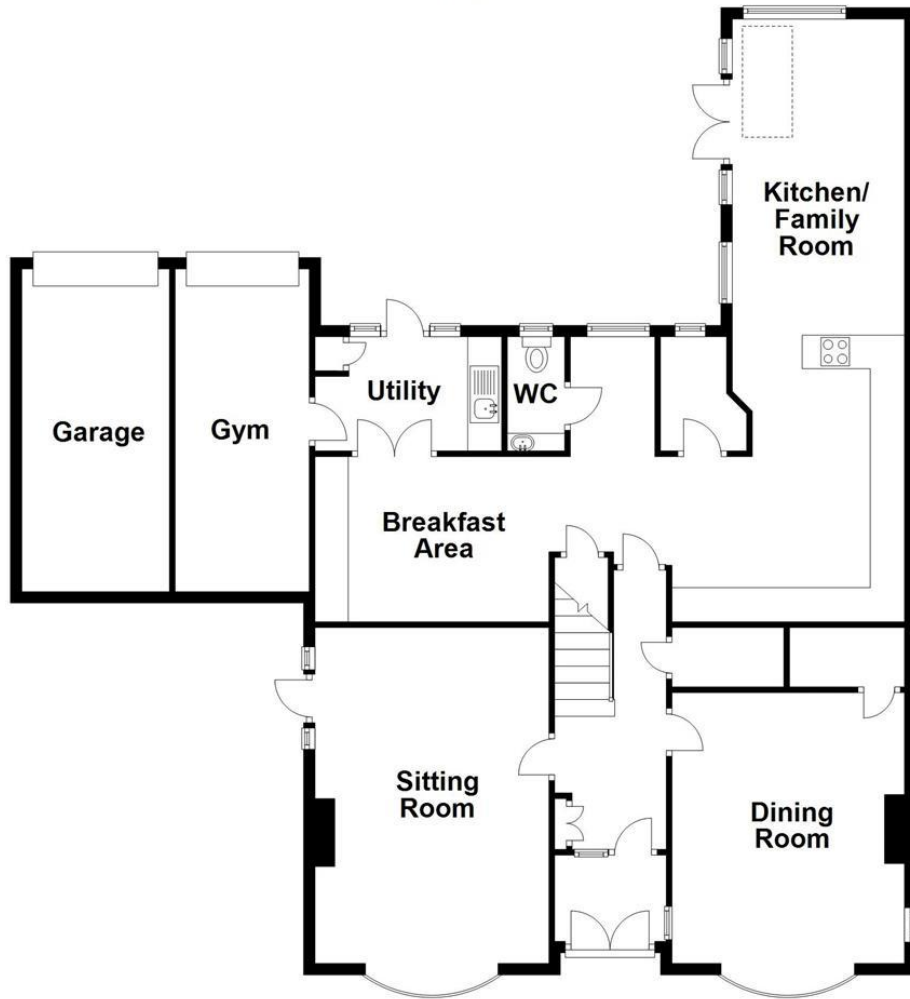
Rear Garden

The rear garden is split between a wonderful dining area accessed from the utility and the family room. There is a paved patio suitable for a barbeque and entertaining space with various mature shrub borders and steps leading up to an area laid to lawn, bound by a brick wall.

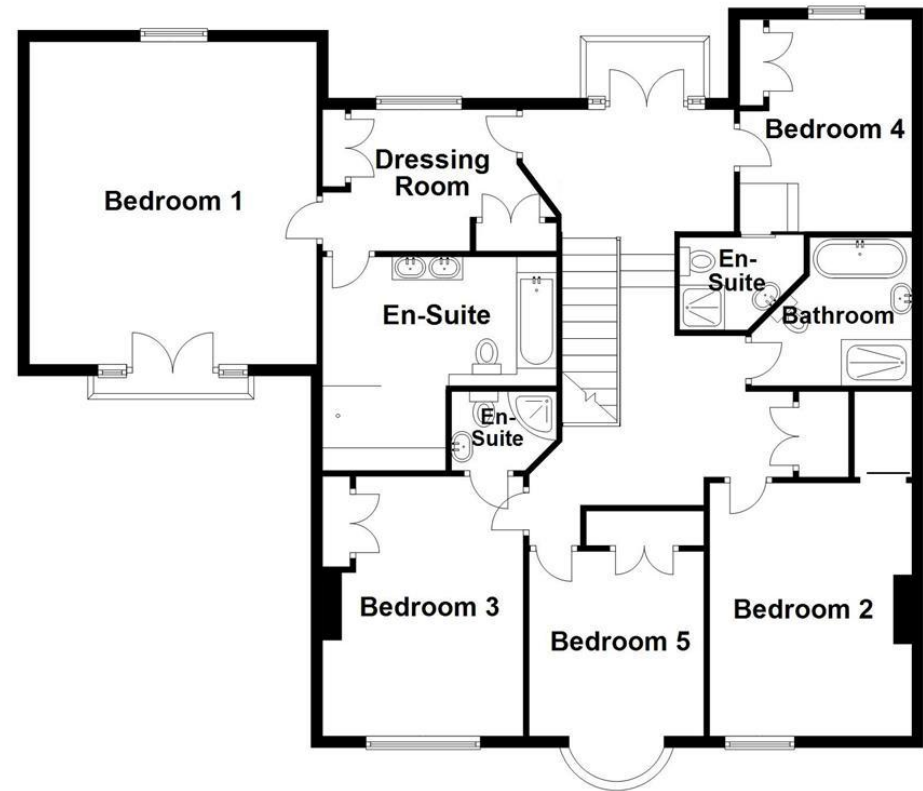
There is access through to off-road parking suitable for two vehicles and approached via a service road, which is protected by a gate. To the side, is pedestrian access to a secret garden, laid to lawn and decorated with mature plants. This area is home to the hot tub, which is also accessible from the lounge.



Ground Floor



First Floor



Not to scale. For illustrative purposes only



Services

Mains drainage, gas, water and electricity are connected.

Council Tax

West Northamptonshire Council - Band G

Local Amenities

There are a variety of shops on the Wellingborough Road, including a supermarket, banks, fashion and furniture stores, newsagents and greengrocers as well as a bus service from the Wellingborough Road to Northampton town centre. Local schools include secondary schooling at Northampton School for Boys on the Billing Road and ample Primary schooling is available. Motorway access is via Rushmere Road and then Nene Valley Way to Junction 15.

How To Get There

From Northampton town centre proceed in an Easterly direction along the Billing Road passing St Andrews Hospital and Northampton School For Boys. At the traffic light junction with Park Avenue South turn left, proceed along this road until you reach Abington Park where the property can be found on the left-hand side.





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