7 London Road
Roade
NORTHAMPTON
NN7 2NL

Guide Price £260,000

- IN NEED OF REFURBISHMENT
- TWO/THREE BEDROOMS
- NO CHAIN
- LARGE GARDENS
- ENERGY EFFICIENCY RATING: E
- DETACHED BUNGALOW
- VILLAGE LOCATION
- TWO RECEPTION ROOMS
- OFF ROAD PARKING TO FRONT & REAR

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PERSONAL • PROFESSIONAL • PROACTIVE

* In Need Of Refurbishment* A detached two/three bedroom bungalow on London Road presents a wonderful opportunity for those seeking a project to make their own.

The bungalow features two spacious reception rooms, providing ample space for relaxation and entertaining. There are two/three bedrooms, offering flexibility for families or those wishing to create a guest room or home office. The single bathroom is conveniently located, catering to the needs of the household.

One of the standout features of this property is the parking space available at the front and via a service road to the rear, ensuring convenience for residents and visitors alike. The bungalow is in need of refurbishment, allowing the new owner to personalize the space to their taste and style.

The property benefits from a sense of community while still being within easy reach of local amenities. Additionally, the absence of a chain means a smoother transition for potential buyers.

This bungalow is a rare find, offering both potential and charm in a desirable area. Whether you are looking to invest or create your dream home, this property is well worth considering.

Ground Floor

Entrance Hall
Radiator, access to loft, doors to:

Dining Room/Bedroom Three
12'5" x 12'10" (3.81 x 3.93)
Radiator, feature fireplace, UPVC double glazed window to front.

Lounge
12'6" x 12'8" (3.82 x 3.88)
Feature fireplace with back boiler, doors to:

Dining Room
11'1" x 6'11" (3.39 x 2.12)
Window to side, double glazed patio doors to rear, door to:

Kitchen
8'5" x 11'1" (2.58 x 3.38)
Modern fitted kitchen comprising sink unit with base cupboard below, a range of floor standing cupboards with work tops above, eye level cupboards, fitted gas hob with extractor fan above, electric oven, UPVC double glazed window to rear, door to side.

Bedroom One
12'7" x 12'0" (3.84 x 3.66)
Radiator, UPVC double glazed window to front.

Bedroom Two
11'2" x 12'4" (3.42 x 3.77)
Radiator, window to rear.

Shower Room
Suite comprising shower cubicle, hand wash basin, low level WC, built in storage cupboard.

Conservatory/Lean To/Utility Room
12'0" x 11'4" (3.66 x 3.46)
Comprising sink unit, plumbing for washing machine, timber and UPVC constructed, door to rear garden.

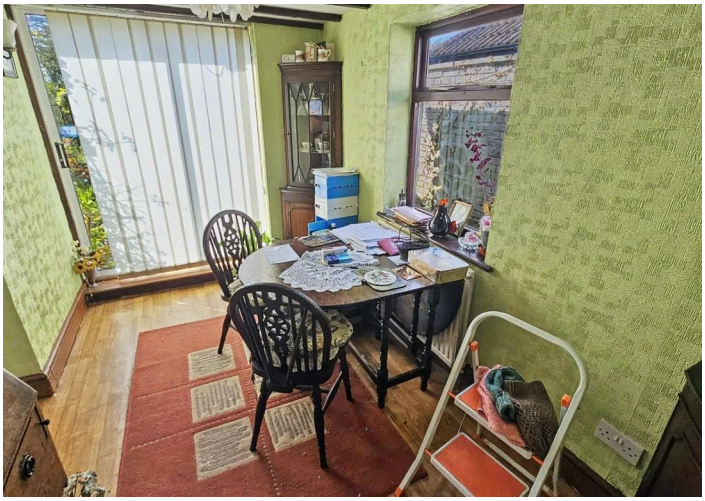
Externally

Front Garden
Mature plants and trees, driveway for off road parking for one car, pathway leading to front door.

Rear Garden
Paved patio area, lawn areas, flower and shrub borders, mature plants and trees, service road to the rear.

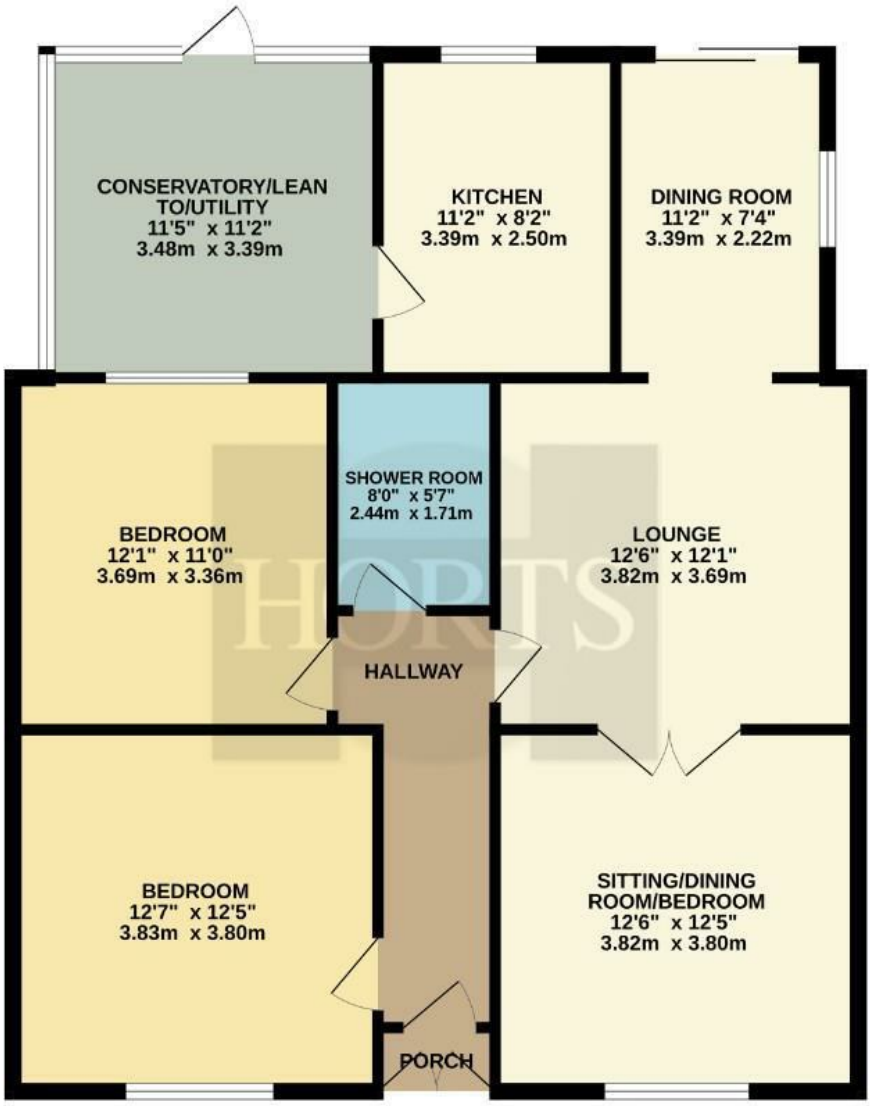
Garage
Single detached garage.

Agents Notes
Council Tax Band: D



Shark

GROUND FLOOR
1015 sq.ft. (94.3 sq.m.) approx.



TOTAL FLOOR AREA : 1015 sq.ft. (94.3 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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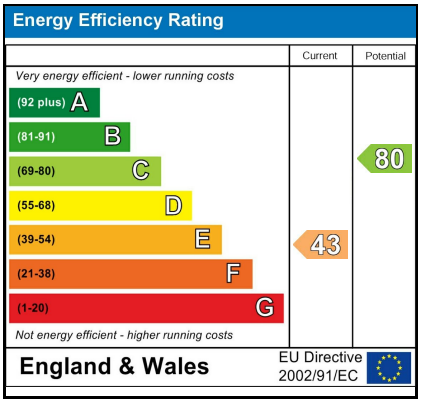

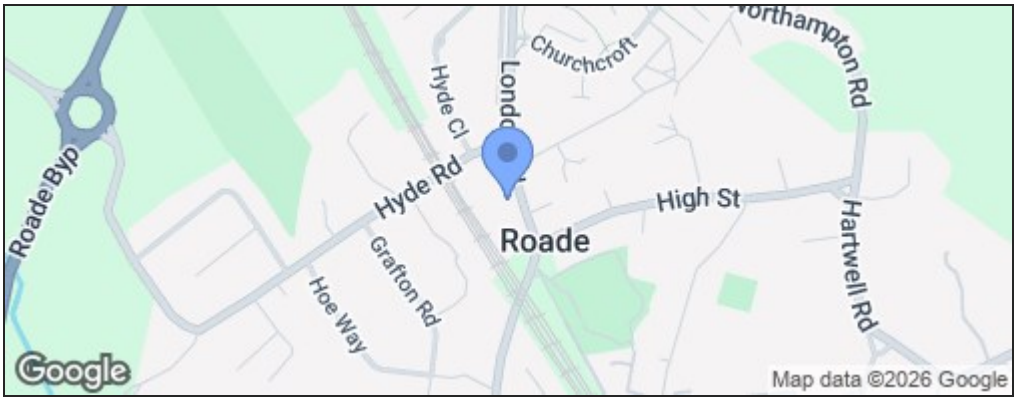

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