



# Honeysuckle Way

Abington Vale, Northampton

oriordanbond  
SALES & LETTINGS



# Honeysuckle Way

Abington Vale  
NN3 3QE

Price  
£725,000

**O'Riordan Bond is delighted to offer for sale this impressive and spacious five bedroom modern detached home set on a particularly large plot at the end of a private cul-de-sac.**

The accommodation comprises a spacious entrance hall, cloakroom/WC, large sitting room with feature inglenook style fireplace, separate dining/family room, study, kitchen/breakfast room, utility room, conservatory, galleried landing, master bedroom with dressing area and re-fitted en-suite shower room, guest bedroom with en-suite shower room, three further bedrooms and a four-piece family bathroom. Outside are lawned front and side gardens and plenty of parking on a double width block paved drive giving access to a double detached garage. The rear is very private and laid mainly to lawn with patio seating area and mature trees. Further benefits include gas radiator heating serviced via a relatively newly fitted boiler, uPVC double glazing and offered with no onward chain. (A/2052/L)

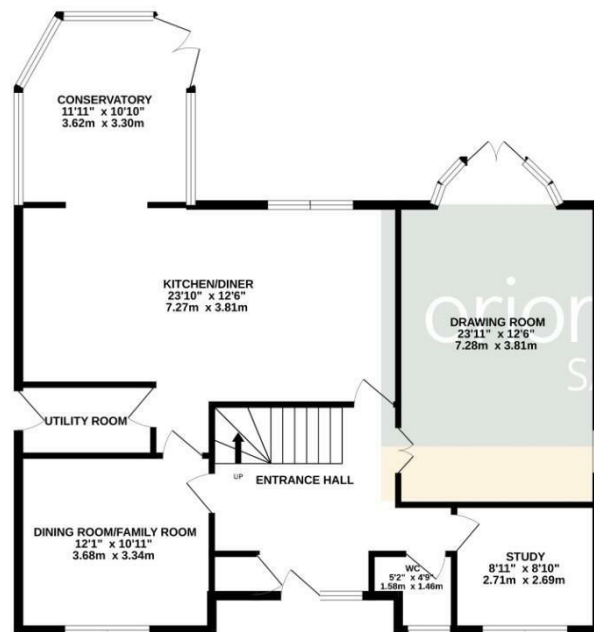
**AGENTS NOTE -** The property sits on a very large plot with gardens to three aspects. The vendor informs us that the land has historic/lapsed planning permission to build a 3 bedroom property – to be confirmed.

- Impressive five bedroom detached family home
- Master and guest en-suite bedrooms
- Three reception rooms and conservatory
- Kitchen/breakfast room with utility room
- Large plot with gardens to three aspects
- Double width driveway and double garage

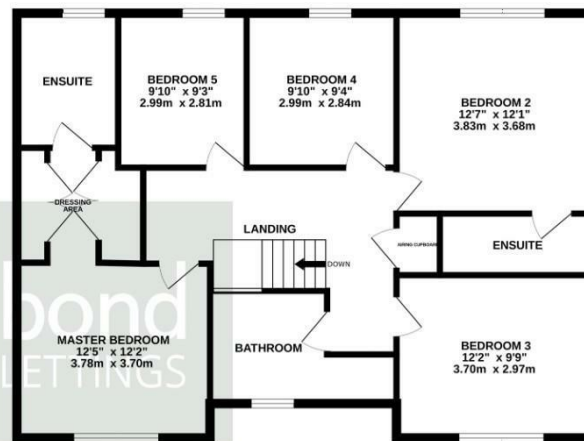




GROUND FLOOR



1ST FLOOR



TOTAL FLOOR AREA : 2052sq.ft. (190.6 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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### Additional information

- Council Tax Band: G
- Energy Efficiency Rating: D

### Viewing

Viewing strictly by appointment – details below

### Disclaimer

O'Riordan Bond Estate Agents Limited has not tested apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor.

**O'Riordan Bond Abington Sales**

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