



**Gordon Road, Wellingborough NN8 1ER**

**welcome to**

**Gordon Road, Wellingborough**

NOTICE OF OFFER; 11 Gordon Road Wellingborough NN8 1ER. By order of the mortgagees in possession, we would advise that an offer has been made for the above property in the sum of £166,000 Any person wishing to increase on this offer should notify the selling agents.



**Entrance Porch**

Double glazed door to the front aspect and stairs rising to first floor landing.

**Lounge**

16' 2" x 13' 4" ( 4.93m x 4.06m )

Double glazed window to the front aspect, wood flooring, coving to ceiling and radiator.

**Dining Room**

14' 4" x 13' 6" ( 4.37m x 4.11m )

Double glazed window to the rear aspect and radiator.

**Kitchen**

11' 10" x 10' 2" ( 3.61m x 3.10m )

Double glazed window to the side aspect, fitted wall and base unit units, stainless steel sink and drainer, oven and gas hob with cooker hood over, plumbing for washing machine, fridge/freezer and tiling to splash back areas.

**Downstairs Bathroom**

Suit comprising bath, low level WC, wash hand basin, tiling to splash back areas and two double glazed windows to the rear aspect.

**First Floor Landing**

Doors leading to all rooms and loft access.

**Bedroom One**

19' 6" x 13' 4" ( 5.94m x 4.06m )

Two double glazed window to the front aspect and radiator.

**Bedroom Two**

14' 5" x 12' 10" ( 4.39m x 3.91m )

Double glazed window to the rear aspect, built in shelved cupboard, coving to ceiling and radiator.

**Bedroom Three**

12' 4" x 1' 6" ( 3.76m x 0.46m )

Double glazed window to the rear aspect, cupboard with boiler and radiator.

**Externally****Front**

Low level retaining wall and double glazed door leading to entrance hall.

**Rear Garden**

Mainly laid paved areas and enclosed with brick walling and fencing.



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## Gordon Road, Wellingborough

- A town centre mid terrace
- Requires modernisation throughout
- Offering excellent potential
- Good "town centre" location
- A great opportunity for investment

Tenure: Freehold EPC Rating: D

Council Tax Band: A

# £160,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
WBR114140 - 0012

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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.



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