



5 George Street  
Wellingborough, NN8 4QH



Simpson & Weekley

Situated in charming George Street in Wellingborough, this delightful end terrace house presents an excellent opportunity for those seeking a comfortable and modern living space. The property boasts two generously sized double bedrooms, perfect for couples, small families, or individuals looking for extra room. The master bedroom features fitted wardrobes, providing ample storage and a touch of elegance.

The heart of the home is the well-appointed kitchen, equipped with built-in appliances that make cooking and entertaining a pleasure. The spacious reception room offers a welcoming atmosphere, ideal for relaxing or hosting guests.

Completing this lovely home is a large bathroom ensuring convenience and comfort for all residents. Additionally, the property benefits from a new combi boiler, promising efficient heating and hot water throughout the year.

This end terrace house combines modern amenities with a warm and inviting feel, making it a perfect choice for anyone looking to settle in Wellingborough. With its prime location and thoughtful features, this property is not to be missed.

Council Tax Band: A  
EPC: 69/C

Asking Price £210,000



GROUND FLOOR  
779 sq ft (72.2 sq m) approx.



1ST FLOOR  
796 sq ft (73.9 sq m) approx.



TOTAL FLOOR AREA- 1572 sq ft (146.0 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.  
Made with Metropac (2020)



### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		86
(69-80) <b>C</b>	69	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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