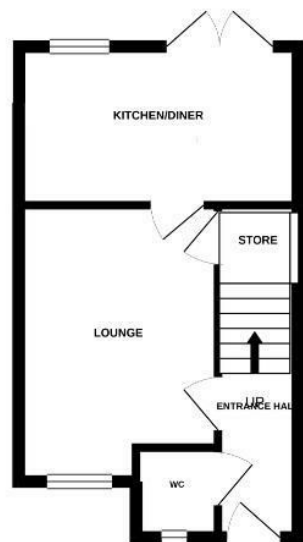




7 Lamport Lane, Northampton, NN2 7DW



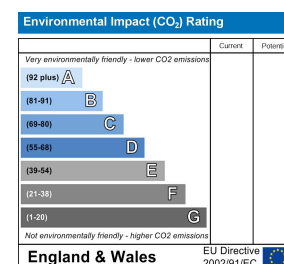
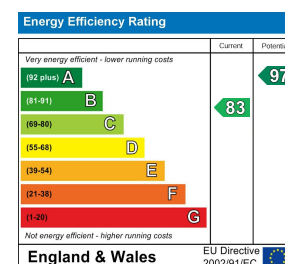
Asking Price £250,000 Freehold

A modern two-bedroom mid-terraced home situated within the popular Scholars Green development, located at the top of Boughton Green Road in Kingsthorpe. Set within a quiet cul-de-sac, the property offers well-presented accommodation including an entrance hall, downstairs cloakroom, fitted kitchen with integrated appliances, a spacious living area and a bathroom.

Externally, the property benefits from off-road parking for two vehicles to the front, together with a good-sized enclosed rear garden featuring gated pedestrian access.

The property is conveniently positioned close to a range of local shops, schools and amenities, making it an ideal home for first-time buyers, couples or investors.

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ACCOMODATION

GROUND FLOOR

ENTRANCE HALL

Entry through partly glazed door, laminate flooring, radiator, stairs rising to first floor landing.

CLOAKS/ W.C

Pedestal wash hand basin with tiled splashback, close coupled WC, radiator, laminate floor, frosted window to front elevation.

LOUNGE

15'01" x 9'06"

Understairs storage/ utility cupboard, double radiator, window to front elevation, door through to;



KITCHEN/ DINER

12'08" x 8'01"

Comprehensively fitted with base and wall mounted cupboards, built in electric oven, inset gas hob with stainless steel extractor fan over, integrated fridge and freezer, integrated dishwasher, integrated washing machine, roll top worksurfaces, inset one and a half bowl stainless steel sink unit, laminate flooring, radiator, window and French doors to rear garden.



FIRST FLOOR

LANDING

Loft access hatch

BEDROOM ONE

10'09 x 8'01"

Single panel radiator, window overlooking rear garden, fitted wardrobes



BEDROOM TWO

12'08" x 9'03"

Built-in over stairs storage cupboard, radiator, two windows to the front elevation.



BATHROOM

Three-piece white suite comprising of a panelled bath with shower over and screen fitted, pedestal wash hand basin, close coupled WC, full height tiling to bath and shower area, laminate flooring, radiator, extractor fan.



OUTSIDE

FRONT

Block paved driveway giving off-road parking for two vehicles, paved pathway to entrance with shrub bed.

REAR

Landscaped rear garden with flagstone tiled patio, artificial grass lawn and surrounded by timber fencing



SERVICES

Main drainage, gas, water and electricity are connected.

COUNCIL TAX

West Northamptonshire Council - Band B

LOCAL AMENITIES

Kingsthorpe offers many facilities including Supermarkets, Library, Off Licence, Post Office, Public Houses and restaurants. There are bus services to Northampton town centre. Local schools include Kingsthorpe Village Primary, Boughton Primary School, Kingsthorpe Grove Primary and All Saints CEVA Primary. Secondary education is available at Kingsthorpe Community College.

HOW TO GET THERE

Proceed out of Northampton town centre along the A508 and continue along this road and onto the Barrack Road and continue on this road for approximately two miles. Upon entering Kingsthorpe main shopping front turn right onto Boughton Green Road and proceed along this road until you reach the new Scholars Green Persimmon Development and turn right onto Ashton Way and then first right into Lamport Lane.

DOISB28092026/0483

For further information on viewing call 01604 230222