

Windmill Lane  
Raunds  
Wellingborough  
NN9 6SJ

£200,000

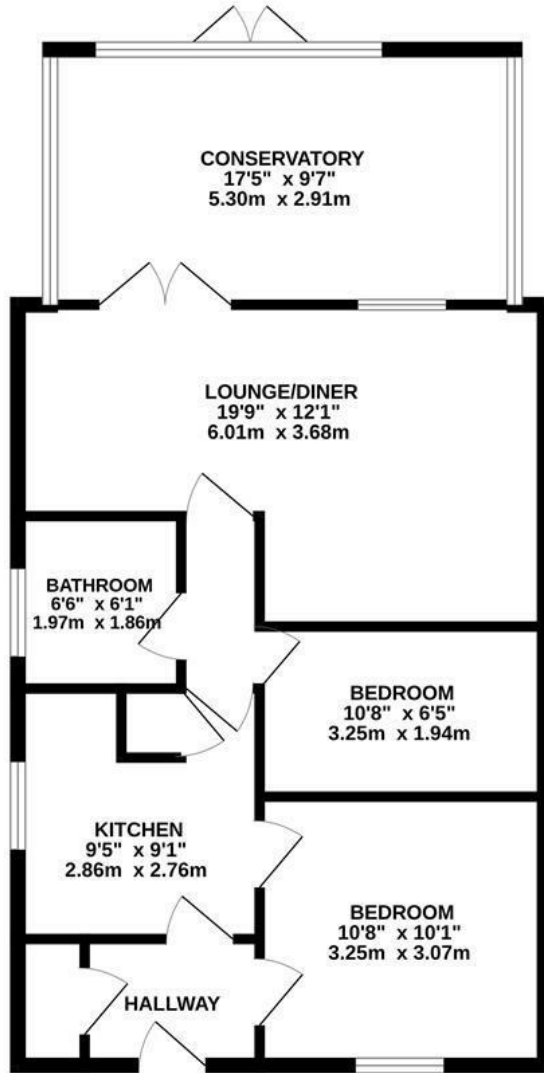


OSCAR JAMES

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# FLOOR PLANS

GROUND FLOOR  
729 sq.ft. (67.7 sq.m.) approx.



TOTAL FLOOR AREA : 729 sq.ft. (67.7 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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## AT A GLANCE...



Open plan living plus conservatory



Fitted kitchen



Double bedroom with additional room which could be used as a second bedroom



Bathroom with three piece suite



Good size rear garden



Off road parking and garage



## WHAT'S GREAT?

Located in the popular market town of Raunds, this semi-detached bungalow has excellent road links nearby. Offered to the market with no upper chain, this is a fantastic opportunity for a variety of buyers as has served as a brilliant investment for many years.

The accommodation comprises an entrance hall leading into a fitted kitchen, which in turn opens into a spacious lounge/diner. Originally designed as a two-bedroom property, a wall has been removed to create a generous open-plan living area. However, this could easily be reinstated to provide an additional double bedroom if required. You also have a bathroom comprising a three piece suite.

A standout feature of this home is the large conservatory, offering a bright and versatile extra reception room.

There is currently one bedroom, plus an additional room ideal for use as a second bedroom, home office, or hobby space.

Externally, the property boasts a rear garden mainly laid to lawn, with side access leading to a driveway and a single garage, offering convenient off-road parking and storage.

...expect excellence



# SELLER'S SECRET

This has served previously as a great home and then we turned it into a brilliant buy to let.



*Why we like it....*

This property is situated close to local amenities and great road links!

## OSCAR JAMES

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*To buy or not to buy....*

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