

for sale

offers over **£230,000** Freehold



Kingsland Avenue Northampton NN2 7PS

Connells present to you, this three bedroom terraced property in the heart of Kingsthorpe, this property offers three double bedrooms, seperate lounge and kitchen, family bathroom and a rear garden spread over three floors. With plenty of local shops, schools and amenities.

- Energy Rating: D
- Three double bedrooms.
- Three storey terraced house.
- Local shops and schools.
- Local bus route.

Property Details

Entrance Hall

Entrance hall has access to the kitchen via the living room. Stairs rise to the first floor landing.

Living Room

UPVC double glazed window to the front elevation, wall mounted radiator and electric fire.

Kitchen

Fitted kitchen comprising a range of wall and base units. Stainless steel sink and drainer set into work surfaces and tiled to splash back areas. Electric oven and four ring gas hob with extractor hood over. Wall mounted radiator and three UPVC double glazed windows to the rear elevation and UPVC double glazed window to the rear.

First Floor Landing

Bedroom Two

UPVC double glazed window to the front elevation with built in wardrobe and wall mounted radiator.

Bedroom Three

UPVC double glazed window to the rear elevation and wall mounted radiator.

Family Bathroom

Three piece white suite comprising panelled bath with shower over, low level flush w.c, pedestal wash hand basin and tiled to splash back areas. UPVC opaque double glazed window to the rear elevation and wall mounted radiator.

Second Floor

Bedroom One

Loft conversion bedroom with UPVC double glazed sky light and electric heater.

Outside

Front Garden

Mainly laid to lawn with timber fencing, shared paved path with access through the passageway to the rear garden.

Rear Garden

Middle gate leading to alley way to both gardens, enclosed rear garden mainly laid to lawn with retaining timber fencing and patio area.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Council Tax Band

A





To view this property please contact Connells on

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NORTHAMPTON NN2 7SL

Property Ref: KTP408371 - 0005

Tenure:Freehold EPC Rating: D

Council Tax Band: A

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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