

119 Winstanley Road

Wellingborough, NN8 1JQ

Simpson & Weekley

Welcome to this delightful terraced house on Winstanley Road which offers a perfect blend of comfort and style. Built in the 1920s, the property spans an inviting 731 square feet and features two generously sized double bedrooms, making it an ideal choice for couples, small families, or those seeking a cosy retreat.

Upon entering, you are welcomed into a spacious lounge/diner that provides an excellent space for relaxation and entertaining. The well-presented interior is filled with natural light, creating a warm and inviting atmosphere throughout. The layout is practical and functional, ensuring that every corner of the home is utilised effectively.

The property boasts a convenient downstairs bathroom, complete with a shower over the bath, adding to the ease of daily living. This thoughtful design feature is particularly beneficial for those who prefer to avoid stairs for their bathroom needs.

Step outside to discover an enclosed rear garden, perfect for enjoying the outdoors in privacy. Whether you wish to cultivate a garden, host summer barbecues, or simply unwind with a good book, this outdoor space offers endless possibilities.

With its prime location in Wellingborough, this terraced house is well-connected to local amenities, schools, and transport links, making it an excellent choice for those seeking both convenience and community.
Council Tax Band: A
EPC: 68/D

Asking Price £165,000

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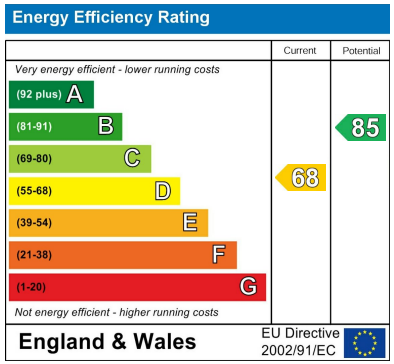




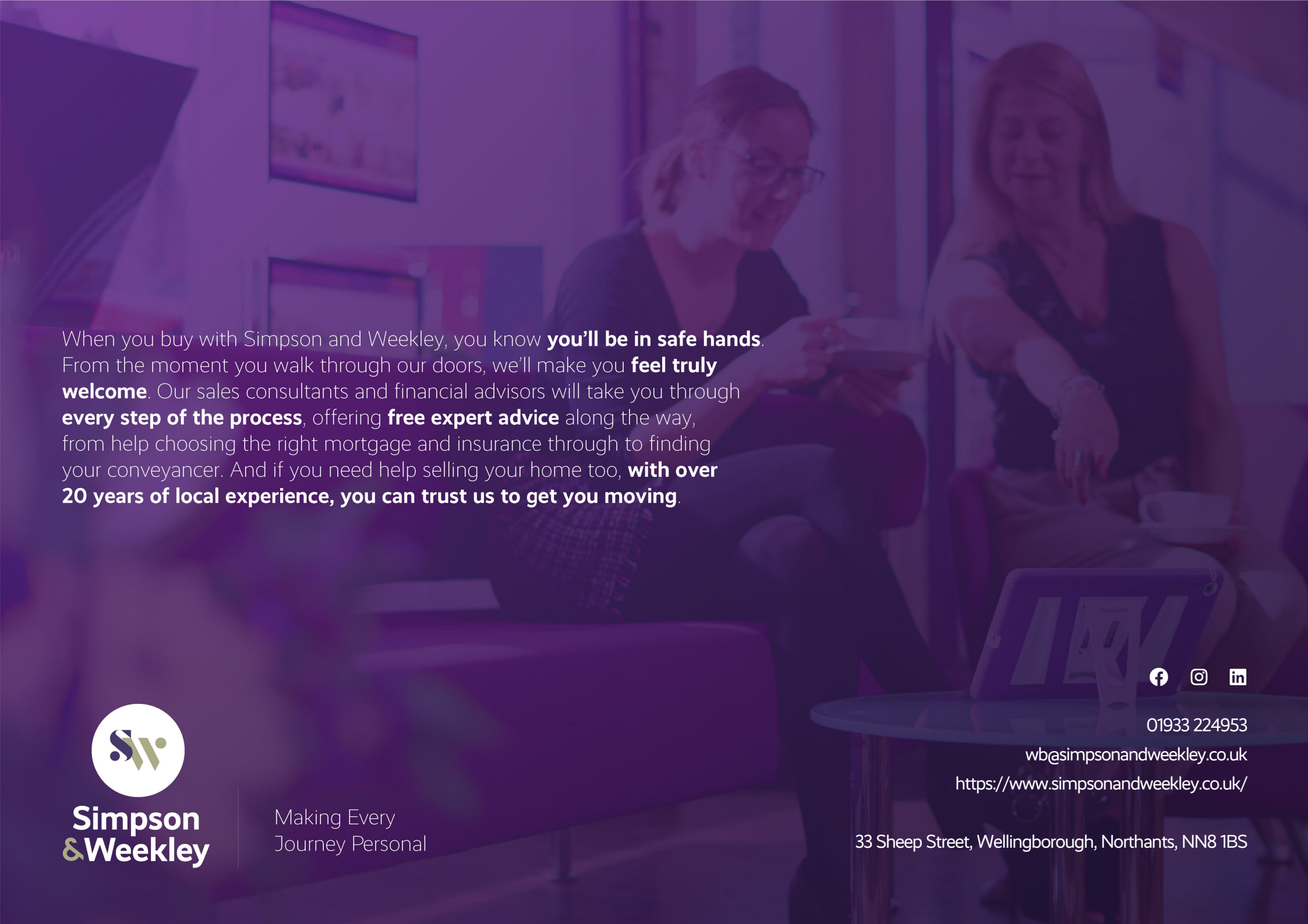
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GROUND FLOOR
486 sq.ft. (45.2 sq.m.) approx.
1ST FLOOR
283 sq.ft. (26.3 sq.m.) approx.
BATHROOM
8'5" x 6'0"
2.57m x 1.83m
KITCHEN
12'5" x 6'8"
3.78m x 2.03m
LEAN TO
UP
LOUNGE/DINER
22'1" x 12'7"
6.73m x 3.83m
BEDROOM 2
11'6" x 8'8"
3.51m x 2.64m
LANDING
STORAG
DOWN
BEDROOM 1
12'6" x 9'2"
3.81m x 2.79m
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TOTAL FLOOR AREA : 770 sq.ft. (71.5 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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Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
68
85
England & Wales
EU Directive 2002/91/EC





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