



13 Union Street  
Finedon, NN9 5EX



**Simpson & Partners**

Nestled on Union Street in the charming village of Finedon, this delightful three-bedroom end terrace house offers a perfect blend of comfort and convenience. Upon entering, you are welcomed into a spacious open-plan lounge and dining area, ideal for both relaxation and entertaining. The layout creates a warm and inviting atmosphere, perfect for family gatherings or quiet evenings at home.

The property features three well-proportioned bedrooms, providing ample space for a growing family or those seeking a home office. The bathroom is conveniently located on the ground floor, enhancing accessibility and practicality for everyday living.

One of the standout features of this home is the low-maintenance rear garden, which offers outdoor space for enjoying the fresh air without the burden of extensive upkeep. This garden is perfect for summer barbecues, gardening enthusiasts, or simply unwinding after a long day.

Situated in the heart of Finedon, this property benefits from a friendly community atmosphere while being close to local amenities. With its appealing features and prime location, this end terrace house on Union Street is an excellent opportunity for anyone looking to settle in a quaint village setting. Whether you are a first-time buyer or seeking a family home, this property is sure to meet your needs.

Price £210,000



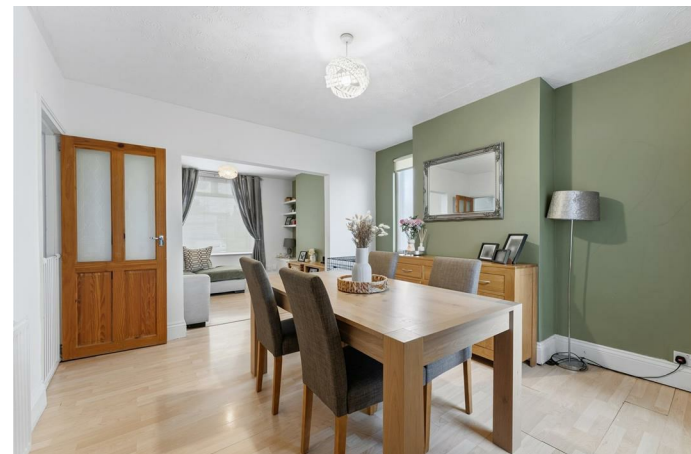
3



1



2



GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, stairs 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 quality or efficiency can be given.  
Made with MyHomeplan (2020)



Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>86</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>55</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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