58 School Lane

Rushden, NN10 8NQ

Simpson & Weekley

FOUR DOUBLE BEDROOMS Simpson and Weekley are delighted to offer to the market this generously proportioned four-bedroom detached family home, ideally positioned overlooking open greenery to the rear.

The ground floor offers excellent living space, comprising a large entrance hall, an impressive 22ft living room with French opening doors leading out to the rear garden, a spacious kitchen/dining room, and a further versatile reception room which could be used as a formal dining room, home office or study. A useful cloakroom/WC completes the ground floor.

Upstairs, there are four well-proportioned double bedrooms. The master bedroom benefits from its own dressing room and en-suite shower room, while the remaining bedrooms are served by a separate family bathroom.

Externally, the property enjoys a wall-enclosed rear garden, together with a garage and off-road parking situated to the rear.

The property is ideally located within the popular market town of Higham Ferrers, close to a range of local amenities including shops, cafés, restaurants and schools. Higham Ferrers also benefits from excellent access to Rushden Lakes Shopping and Leisure Centre, and the surrounding road network, making it an ideal location for both families and commuters.

£350,000

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GROUND FLOOR
659 sq.ft. (61.2 sq.m.) approx.

1ST FLOOR
659 sq.ft. (61.2 sq.m.) approx.

TOTAL FLOOR AREA : 1317 sq.ft. (122.4 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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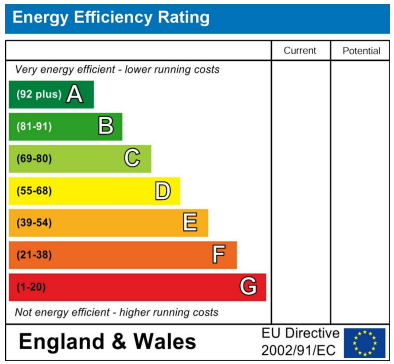

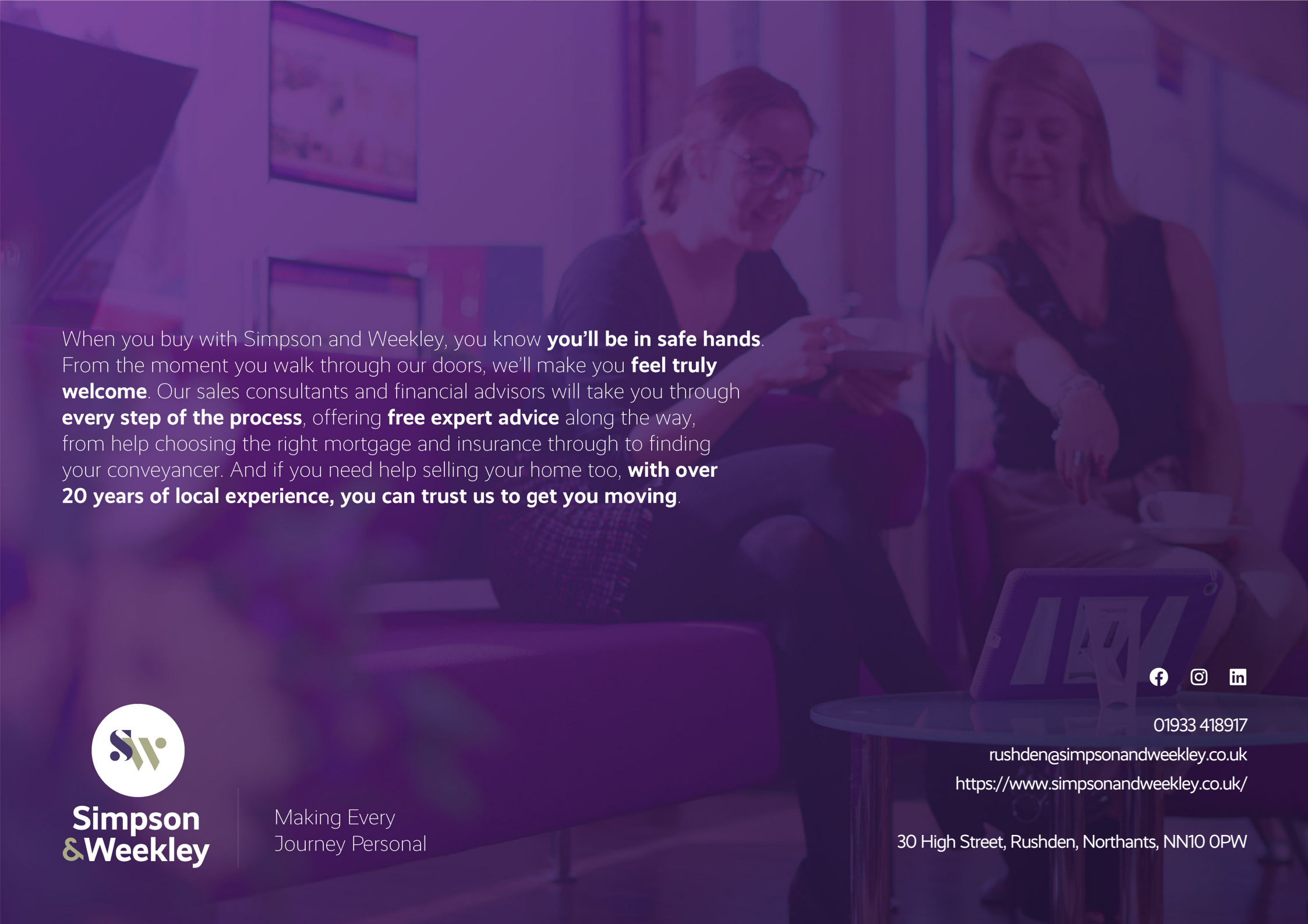

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