BROCKTON STREET, NORTHAMPTON, NN2

£275,000 | 3 Bed House - Mid Terrace

BELVOIR!

Belvoir Estate Agents are delighted to offer for sale this three bedroom, three storey, townhouse in Kingsthorpe Hollow. The accommodation briefly comprises entrance hall, cloakroom/shower room, utility room, bedroom three, first floor landing, large lounge/dining room, kitchen, second floor landing, master bedroom with en-suite, bedroom two and a family bathroom. The property further benefits from gas radiator central heating, double glazing, single integral garage, driveway and rear garden.

COUNCIL TAX BAND: D

- Three Bedrooms
- Three Storey Townhouse
- Cloakroom/shower Room
- Large lounge/Diner
- En-Suite
- Single Integral Garage
- Rear Garden
- Gas radiator Heating
- Double Glazing
- Driveway

Draft Details.
At the time of print, these particulars are awaiting approval from the vendor(s).

Disclaimer.
We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC

Brockton Street, NN2

Shower Room/WC
9'3" x 3'0"
(2.82m x 0.91m)

Utility
6'2" x 5'6"
(1.88m x 1.68m)

Bedroom 3
9'0" x 8'0"
(2.74m x 2.44m)

Lounge/Diner
16'10" x 14'7"
(5.13m x 4.45m)

En-suite
5'7" x 4'10"
(1.70m x 1.47m)

Bedroom 1
12'7" x 8'9"
(3.84m x 2.67m)

Garage
16'6" x 8'0"
(5.03m x 2.44m)

Kitchen
8'7" x 8'0"
(2.62m x 2.44m)

AC

Bedroom 2
14'7" x 11'8"
(4.45m x 3.56m)

Ground Floor
Approximate Floor Area
374 sq. ft
(34.74 sq. m)

First Floor
Approximate Floor Area
374 sq. ft
(34.74 sq. m)

Bathroom
6'9" x 4'10"
(2.06m x 1.47m)

Second Floor
Approximate Floor Area
374 sq. ft
(34.74 sq. m)

Approx. Gross Internal Floor Area 1122 sq. ft / 104.22 sq. m
Illustration for identification purposes only, measurements are approximate, not to scale.
Produced by Elements Property