



Leatherworks Way

Little Billing, Northampton

oriordanbond
SALES & LETTINGS



Leatherworks Way

Little Billing
NN3 9BP

Guide Price
£340,000

A well presented town house built in 2014, part of a unique 'Art Deco' style development. The property is ideally located to Northampton Academy, Weston Favell Shopping Centre and other local amenities including good primary schools. There is also easy access to the M1 motorway and major link roads.

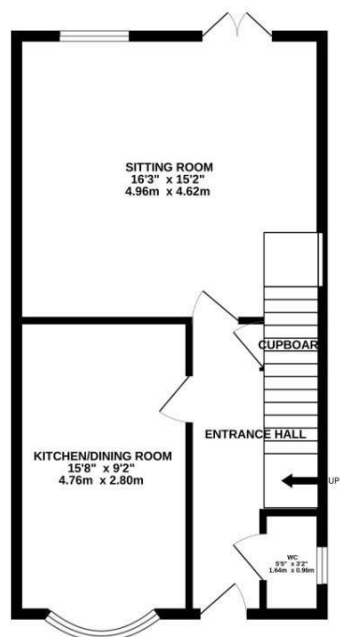
The spacious accommodation over three floors comprises entrance hall, cloakroom/WC, sitting room, kitchen/dining room, first floor landing, three double bedrooms and family bathroom, second floor landing and master bedroom with built-in wardrobes and en-suite. Outside is an enclosed rear garden with gated rear access leading to a single garage in a block. To the front is a large lawn and path leading to the front entrance. The property has been designed with a unique 'Art Deco/Arts & Crafts' feel and benefits from uPVC double glazing, gas radiator heating and a mechanical heat recovery ventilation system. (A/1338/M)

- Four bedroom town house
- En-suite to master bedroom
- Modern kitchen/dining room
- Gas radiator heating and heat mechanically recovery system
- Low maintenance rear garden
- Garage in block

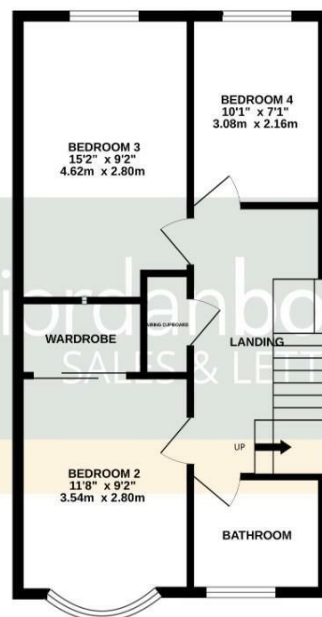




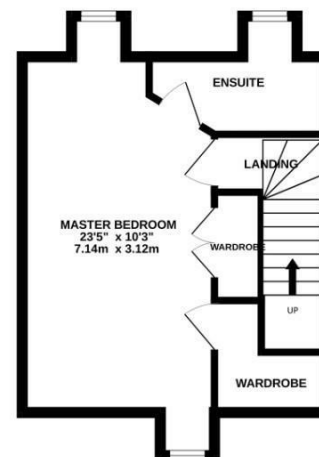
GROUND FLOOR



1ST FLOOR

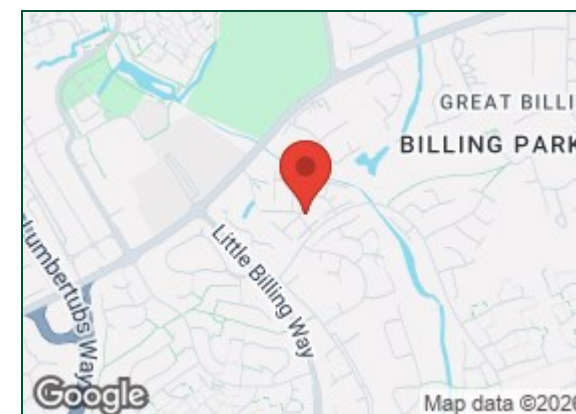


2ND FLOOR



TOTAL FLOOR AREA : 1338sq.ft. (124.3 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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Additional information

- Council Tax Band: D
- Energy Efficiency Rating: C

Viewing

Viewing strictly by appointment – details below

Disclaimer

O'Riordan Bond Estate Agents Limited has not tested apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor.

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