



28 Allens Hill

Wellingborough, NN29 7LW



Simpson & Weekley

Located in the charming village of Bozeat, Wellingborough, this delightful Link detached house on Allens Hill offers a perfect blend of period charm and modern convenience. Spanning an impressive 1,094 square feet, the property boasts two spacious reception rooms, ideal for both entertaining guests and enjoying quiet family evenings.

The house features three well-proportioned bedrooms, providing ample space for relaxation and rest. The newly fitted bathroom adds a touch of contemporary elegance, ensuring comfort for all residents. The property retains several period features, which contribute to its unique character and appeal.

Step outside to discover the enclosed rear garden, a private oasis perfect for outdoor gatherings or simply unwinding in the fresh air. The decked area offers an excellent space for alfresco dining or enjoying a morning coffee while soaking up the sun.

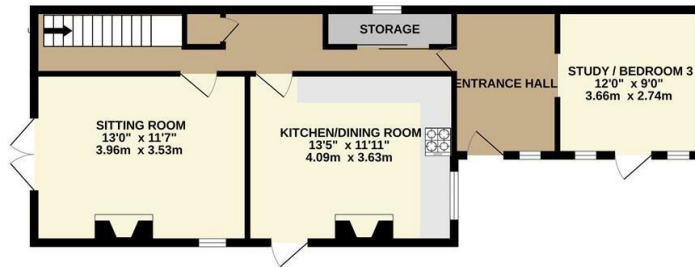
This property is not just a house; it is a home that invites you to create lasting memories. With its blend of traditional charm and modern amenities, it is an ideal choice for those seeking a peaceful village lifestyle while remaining conveniently close to local amenities and transport links. Do not miss the opportunity to make this enchanting property your own.

Council tax band: B
EPC: 64/D

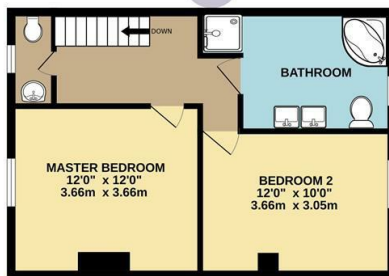
Price £399,950



GROUND FLOOR
618 sq.ft. (57.5 sq.m.) approx.



1ST FLOOR
465 sq.ft. (43.2 sq.m.) approx.



TOTAL FLOOR AREA - 1083 sq.ft. (100.7 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.
Made with Metreplan (2020)

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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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