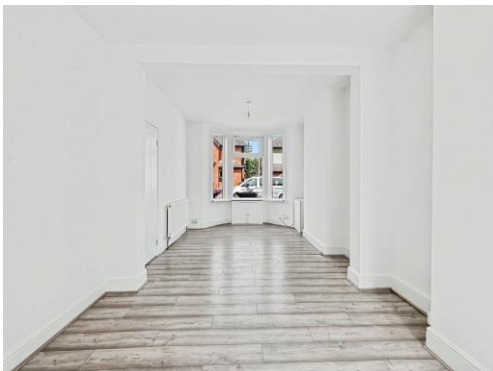




Connells

Baring Road  
Northampton



## Property Description

Welcome to this meticulously modernised three-bedroom property, offering a perfect blend of contemporary style and convenience. Having undergone a full internal refurbishment, this home is ready for you to move straight into or let out immediately.

The heart of the home is the bright and spacious lounge/dining room, perfect for entertaining. The stylish, updated kitchen is complemented by a convenient utility room, ensuring ample storage and functionality. The ground floor also benefits from a sleek, renovated bathroom. Upstairs, you will find three well-proportioned bedrooms and the added convenience of an upstairs W/C.

Externally, the property boasts a private rear garden, providing an ideal space for outdoor relaxation. Situated within prime proximity to Northampton Train Station offering excellent links to London and just a short stroll from the vibrant town centre, local schools, and green spaces, this home offers an unbeatable lifestyle location.

Offered with No Chain, this property is a rare find in the current market.

## Entrance Hall

Double glazed door to the front aspect. Wall mounted radiator.

## Cloakroom

Wash hand basin and low level WC.

## Lounge / Diner

Double glazed bay window to the front aspect. Double glazed window to the rear aspect. Two chimney breasts. Two wall mounted radiators.

## Kitchen

Wall and base units. Worksurfaces. Sink and drainer unit. Gas hob with hood over. Boiler. Double glazed window to the side aspect.

## Utility Room

Space and plumbing for white goods.

## Bedroom One

Two double glazed windows to the front aspect. Chimney breast. Storage cupboard. Wall mounted radiator.

## Bedroom Two

Double glazed window to the rear aspect. Chimney breast. Wall mounted radiator.

## Bedroom Three

Double glazed window to the rear aspect. Wall mounted radiator.

## Bathroom

Bath, wash hand basin and low level WC. Double glazed window to the side aspect.

## Outside

### Front Garden

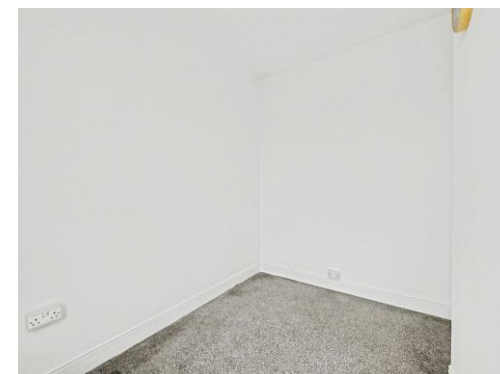
Path. Enclosed by wall.

### Rear Garden

Patio area. Raised lawn. Enclosed by wall and fence with gated rear access.

## Parking

On street parking.









Total floor area 89.5 m<sup>2</sup> (963 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



To view this property please contact Connells on

**T 01604 638 281**  
**E [northampton@connells.co.uk](mailto:northampton@connells.co.uk)**

6 Wood Hill  
 NORTHAMPTON NN1 2DA

EPC Rating: D Council Tax  
 Band: B

Tenure: Freehold

**view this property online [connells.co.uk/Property/NHT415318](http://connells.co.uk/Property/NHT415318)**



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

**See all our properties at [www.connells.co.uk](http://www.connells.co.uk) | [www.rightmove.co.uk](http://www.rightmove.co.uk) | [www.zoopla.co.uk](http://www.zoopla.co.uk)**

Property Ref: NHT415318 - 0002