

for sale

£310,000 Freehold



## Wickes Drive Boughton NORTHAMPTON NN2 8RB

Offered to the market with NO UPWARD CHAIN is this immaculately present three bedroom family home, ideally set on the desirable development of Buckton Fields. The property has many builder upgrades and viewing is highly advised to fully appreciate.

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# Property Details

## Entrance Hall

Door to the front elevation with further a door leading off to the living room. Wall mounted radiator and stairs rising to the first-floor landing.

## Living Room 13' 9" x 10' 6" max ( 4.19m x 3.20m max )

UPVC double glazed window to the front elevation. Wall mounted radiator and connecting door to the open plan kitchen / dining room.

## Kitchen / Dining Room 14' x 11' 3" into door recess ( 4.27m x 3.43m into door recess )

Upgraded fitted kitchen with a range of wall and base level units. Stainless steel one and a half bowl sink and drainer with mixer tap over, set into work surfaces with complimentary up stands. Integrated appliances comprise dishwasher, fridge/freezer, electric oven and four ring gas hob with stainless steel splash back and cooker hood over. Under stairs cupboard connecting door to the utility / cloakroom, UPVC double glazed window to the rear elevation and UPVC French doors leading out to the rear garden.

## Utility / Cloakroom

Low level flush w.c and wash hand basin set into a work surface with complimentary up stand. Integrated washing machine, storage cupboards, wall mounted chrome towel radiator and extractor fan.

## First Floor Landing

Stairs rise from the entrance hall. Doors lead off to two bedrooms the family bathroom. Wall mounted radiator and connecting door with stairs rising to the master bedroom.

## Bedroom Two 14' max x 9' 3" ( 4.27m max x 2.82m )

UPVC double glazed window to the rear elevation. Wall mounted radiator and over stairs storage cupboard.

## Bedroom Three 11' 10" x 7' 10" ( 3.61m x 2.39m )

UPVC double glazed window to the front elevation and wall mounted radiator.

## Family Bathroom

Three piece white suite comprising panelled bath with shower over and glazed shower screen, low level flush w.c, pedestal wash hand basin and complimentary tiling to splash back areas. Extractor fan and wall mounted chrome towel radiator.

## Master Bedroom Lobby

UPVC double glazed window to the front elevation. Wall mounted radiator and stairs rising to the master bedroom.

## Master Bedroom 18' 1" max x 10' 3" ( 5.51m max x 3.12m )

UPVC double glazed windows to the front elevation and UPVC double glazed Velux skylight. Wall mounted radiator, fitted wardrobes with mirrored sliding doors, wall lights and connecting door to the shower room.

## En-Suite Shower Room

Three piece white suite, comprising double shower cubicle and low level flush w.c and pedestal wash hand basin with complimentary tiling to splash back areas. Extractor fan, wall mounted chrome towel radiator and UPVC double glazed Velux skylight.

## Outside

### Front Garden

Mainly laid to lawn with pathway leading to the front door, and driveway providing off road parking for several cars. Gated access to the rear garden.

### Rear Garden

Mainly laid to lawn with paved patio area and retaining timber fencing. Gated access to the side leads to the front of the house.

## Council Tax Band

C





To view this property please contact Connells on

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Property Ref: KTP407870 - 0005

Tenure:Freehold EPC Rating: B

Council Tax Band: C

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