



Church Street
Long Buckby, Northampton





JACKSON
GRUNDY
ESTATE AGENTS

Church Street

Long Buckby, Northampton, NN6 7QH

TOTAL AREA: APPROX. 104.52 SQ. METRES (1125 SQ. FEET)

CASH BUYERS ONLY FOR THIS EXCITING OPPORTUNITY TO COMPLETE THE RENOVATION PROJECT OF A LOVELY OLD COTTAGE WITH A LARGE GARDEN SITUATED OPPOSITE THE CHURCH AND JUST A SHORT WALK AWAY FROM THE MANY VILLAGE AMENITIES AND A MILE FROM THE RAILWAY STATION WITH DIRECT LINKS TO LONDON AND BIRMINGHAM.

GROUND FLOOR

- DINING HALL
- LOUNGE
- KITCHEN / BREAKFAST ROOM

FIRST FLOOR

- BEDROOM
- BEDROOM
- BATHROOM

OUTSIDE

- GARDEN

Guide Price £200,000 Freehold





THE PROPERTY

Cash buyers only for this exciting opportunity to complete the renovation project of a lovely old cottage with a large garden situated opposite the Church and just a short walk away from the many village amenities and a mile from the railway station with direct links to London and Birmingham.

It has a dining hall with open fireplace and beams, lounge with open fireplace and beams, kitchen / breakfast room with lantern roof and doors to the garden plus there is space for a cloakroom if required.

Upstairs there are three large rooms so depending on usage either two or three bedrooms and a bathroom could be achieved.

The rear garden is in excess of 100ft, faces south west and is overlooked from the rear and there is planning permission for a further extension.

EPC Rating TBC. Council Tax Band C.





LOCATION

Midway between Northampton and Rugby, this large parish includes the two smaller settlements of Murcott and Buckby Wharf on the Grand Union Canal. Only two miles from M1 J18 Watford Gap, the village also has a railway station with mainline services to London Euston and Birmingham. The infant and junior schools within the village feed to Guilsborough secondary school 6 miles away although there are other secondary school options in nearby Daventry. In addition to various sporting and social clubs, the village has C of E, Baptist, United Reform and Roman Catholic churches and a very good range of shops and services including small supermarkets, chemist, butcher, hairdresser, estate agent, public houses, restaurants, take away foods, medical practice, dentist and library.



IMPORTANT NOTICE

Important Notice - 1. Viewings by appointment only through Jackson Grundy. 2. These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending purchaser or lessee should satisfy themselves by inspection or otherwise as to the correctness of the same. We strongly recommend that all the information we provide be verified by you on inspection, and by your surveyor and conveyancer. 3. Photographs illustrate parts of the property as were apparent at the time they were taken. 4. Any areas, measurements, distances or illustrations are approximate for reference only. 5. We have not performed a structural survey on this property and have not tested the appliances, services and specific fittings, an intending purchaser must satisfy himself by inspection by independent advice and/or otherwise to this property. 6. Whilst we carry out our due diligence on a property before it is marketing and we endeavour to provide accurate information, buyers are advised to conduct their own due diligence. 7. Our information is presented to the best of our knowledge and should not solely be relied upon when making purchasing decisions.



FLOORPLAN

TOTAL AREA: APPROX. 104.52 SQ. METRES (1125 SQ. FEET)





☎ 01604 624900

🌐 www.jackson-grundy.com

✉ thevillageagency@jacksongrundy.co.uk

📘 @jacksongrundyestateagents

