



# Delapre Crescent Road

Far Cotton, Northampton

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SALES & LETTINGS



## Delapre Crescent Road

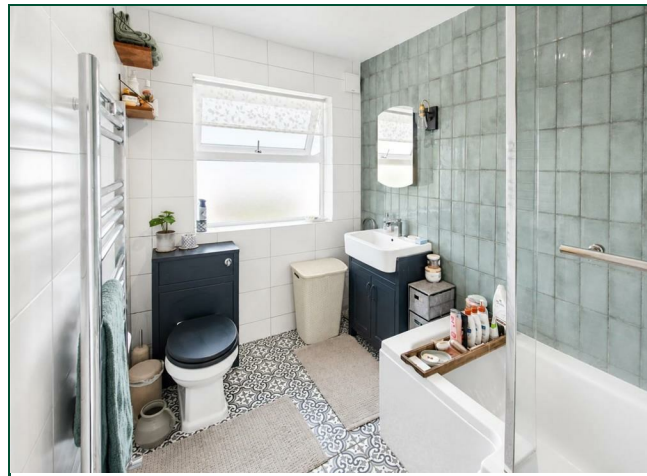
Far Cotton  
NN4 8NG

Price  
£290,000

This beautifully presented three bedroom double bay fronted terraced home, with views overlooking the park, is offered for sale in the very popular area of Far Cotton, part of NN4. The property is located close to many local amenities and schools as well as good access to the town centre and train station.

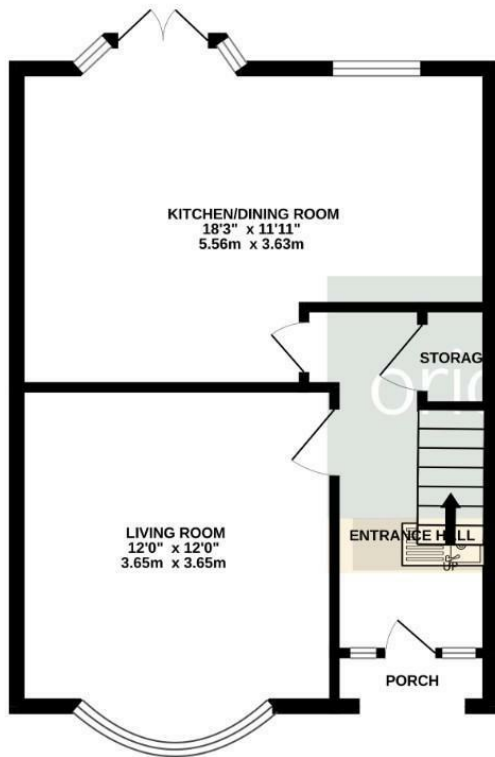
The accommodation comprises entrance hall with stairs to first floor, living room with bay window to front and views across the park, modern fitted kitchen/dining room with French doors to garden, three first floor bedrooms, two of which are large doubles, and a re-fitted family bathroom suite. Outside is a small block paved front garden enclosed by low level brick wall. The very pretty rear garden with views of the Church Spire has a decked seating area to the immediate rear, a central lawn with a selection of flower and planted borders and a further patio at the far end of the garden, a timber shed and enclosed by timber fence with rear gated access leading to a secure vehicular access way. Further benefits include uPVC double glazing and gas radiator heating. (B/947/L)

- Three bedroom double bay fronted terraced home
- Modern fitted kitchen/dining room
- Re-fitted family bathroom suite
- uPVC double glazing
- Gas radiator heating
- Large enclosed rear garden with views of the Church

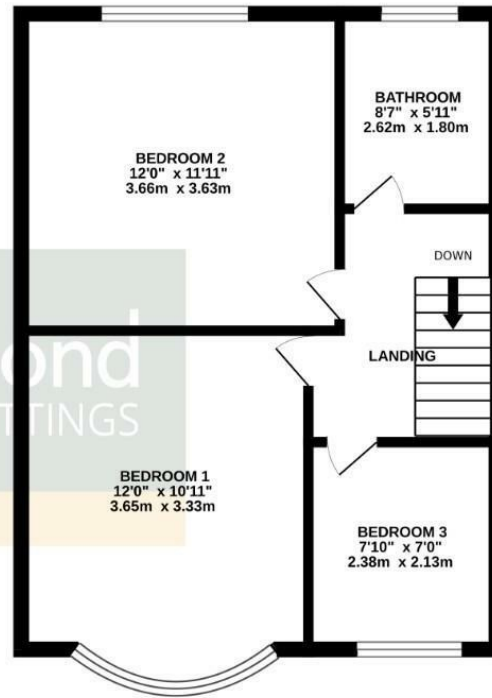




GROUND FLOOR  
0 sq.ft. (0.0 sq.m.) approx.



1ST FLOOR  
0 sq.ft. (0.0 sq.m.) approx.



TOTAL FLOOR AREA : 947sq.ft. (88.0 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: C
- Energy Efficiency Rating: D

#### 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.

O'Riordan Bond Far Cotton Sales

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