



Station House Station Road
Irchester, Northants NN29 7EP



Simpson & Weekley

Set on the outskirts of the Northamptonshire village of Irchester is this eye catching, detached Victorian Station House offering a unique blend of historical charm and modern living. A sanctuary for people looking for a country setting with countryside views from every angle. The exterior of the property is a sight to behold, with original Victorian Lamps, intricate stained glass windows enchanting with their colours, an original Midland Railway information plaque a nod to its heritage, and stunning period brickwork standing as a testament to its enduring beauty. Step inside to discover three spacious bedrooms, a modern ground floor bathroom, an additional ground floor w.c., a conservatory providing views over the mature garden and views over open countryside, and a cellar for added storage space. The property also features separate reception rooms, providing ample space for relaxation and entertainment, a modern kitchen and a utility room. Siding onto a railway line, this home offers a unique perspective on the surrounding landscape. For those with a green thumb or a yearning for outdoor space, additional land is available on a peppercorn lease (subject to terms and conditions). There is parking to include a detached double garage. Located in the charming village of Irchester, just a stone's throw from Knuston, residents will enjoy the convenience of local shops, popular lower schooling, and a free bus service to the nearby Wollaston Senior school. Parks and miles of unspoilt countryside beckon exploration, with the award-winning Country Park situated the other side of the village. For commuters, Wellingborough mainline railway station is a mere 4 miles away, offering direct trains to St Pancras in under an hour - a perfect balance of rural living and urban accessibility. Don't miss the opportunity to make this extraordinary property your own.

EPC Rating E, Council Tax Band E

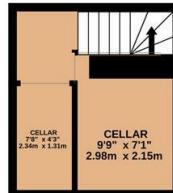
Offers In Excess Of £450,000

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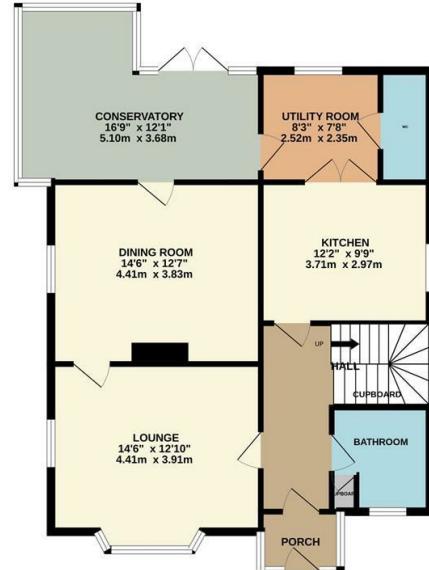


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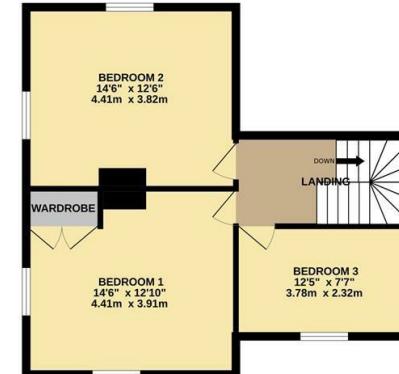
BASEMENT
137 sq ft. (12.7 sq m.) approx.



GROUND FLOOR
895 sq ft. (83.2 sq m.) approx.



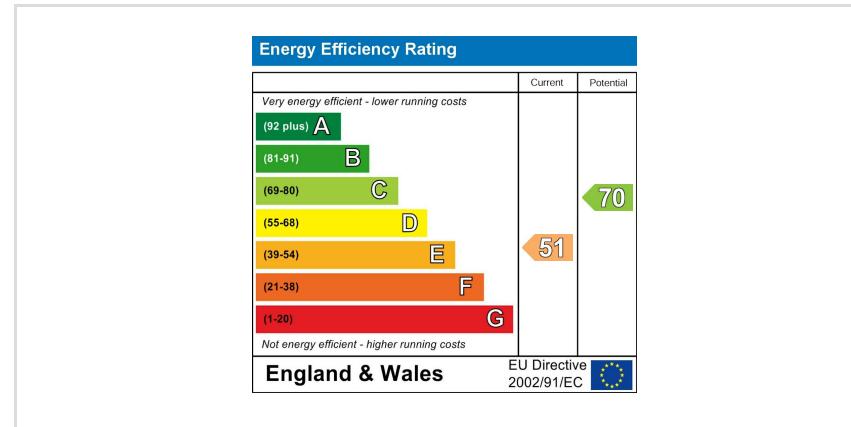
1ST FLOOR
532 sq ft. (49.4 sq m.) approx.



TOTAL FLOOR AREA : 1564 sq.ft. (145.3 sq.m.) approx.

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