

CHARLES ORLEBAR

Estate Agents & Auctioneers

3 The Crescent, Burton Latimer, NN15 5NQ

Offers In Excess Of £280,000





3 The Crescent

Burton Latimer, NN15 5NQ

- 4 Double bedrooms
- Ideal for multi generational living/annex requirements
- Offroad parking
- Close access to countryside walks
- Ensuite wet room to ground floor bedroom
- Approximately 1250sqft
- Fronts onto communal green space
- Ideal for commuting with close proximity to A6 & a14

Set on The Crescent in Burton Latimer, this well-positioned home enjoys a peaceful outlook, fronting directly onto attractive communal green space in a quiet, family-friendly setting.

Located on the edge of town and surrounded by open fields and countryside, the property is perfect for those who enjoy outdoor living—whether it's dog walking, family days out, or simply making the most of the nearby green spaces. Despite its tranquil setting, the home remains conveniently close to local amenities, including the popular Olde Victoria pub, all within walking distance. For commuters, excellent road links are easily accessible, with the A6 and A14 just a short drive away.

Internally, the property offers a highly versatile layout. A ground floor bedroom and adjoining wet room provide an ideal solution for multi-generational living, particularly for buyers seeking annex-style accommodation without the associated cost. Alternatively, this space lends itself perfectly to a home business, benefiting from its own side access—allowing clients or visitors to enter without passing through the main house.

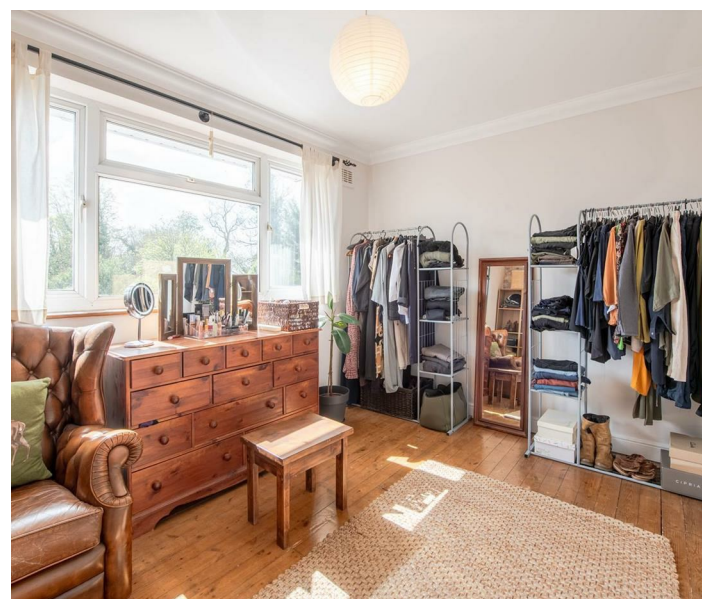
Upstairs, the property continues to impress with three further double bedrooms—meaning all four bedrooms are genuine doubles, a rare and valuable feature within this price range.

This is a flexible and well-located home that combines practicality with lifestyle appeal, making it an excellent choice for a wide range of buyers.

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Porch	
Hall	
Kitchen/Breakfast Room	10'0" x 11'7" (3.04m x 3.54m)
Lounge/Diner	19'11" x 11'9" (6.07m x 3.59m)
Hallway	
Bedroom 1	11'6" x 12'4" (3.51m x 3.76m)
Wet Room	
Landing	
Bedroom 2	10'8" x 12'4" (3.26m x 3.75m)
Bedroom 3	9'0" x 13'11" (2.74m x 4.23m)
Bedroom 4	10'9" x 8'9" (3.27m x 2.66m)
Bathroom	





Floor Plans



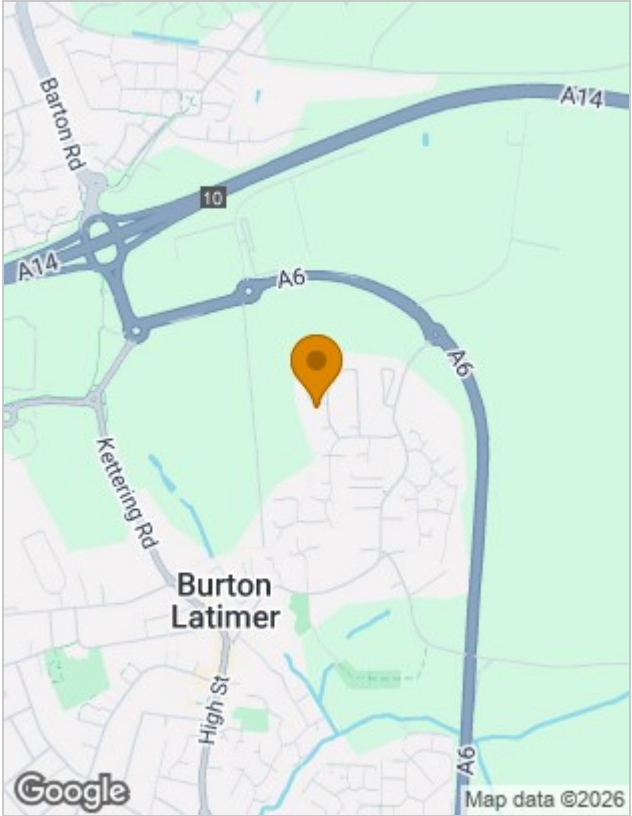
Viewing

Please contact our Sales Office on 01933313600 if you wish to arrange a viewing appointment for this property or require further information.

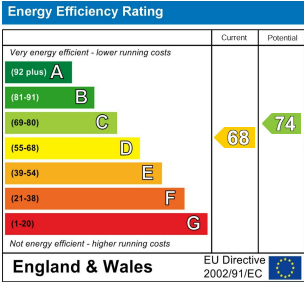
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Location Map



Energy Performance Graph



Council Tax Band: A
North Northants

Tenure: Freehold