



78 Windsor Road, Wellingborough, NN8 2ND

£214,995

A GREAT 2 BEDROOM HOME WITH OFF ROAD PARKING! Located in the Kingsway area of Wellingborough is this stylish 2 bedroom semi detached home which has been greatly improved by the current owners. Benefits include: Spacious lounge/diner measuring over 19ft in length, smart refitted kitchen, modern refitted bathroom, handy utility area, 2 generous double bedrooms, UPVC double glazing, gas radiator central heating and quality floor coverings and interior decor. To the front is a gravelled driveway providing off road parking for 2 vehicles. To the rear is a great family garden which offers a good degree of privacy and is mainly laid to lawn with a patio area and decked area at the far end of the garden. This really is a lovely home and we believe it would make an ideal first time purchase.

CALL HAWKS BYS NOW TO ARRANGE YOUR VIEWING 01933 22 44 44



Entrance Hall

Lounge/Diner
19'5 max x 11'

Kitchen
11'5 x 7'6 max

Utility Area
18'8 max x 6'6 max

Workshop
8'1 x 5'1

Landing

Bedroom 1
14'7 x 9'3

Bedroom 2
10'9 x 9'9

Bathroom
6'4 x 6'4 max



Tenure: Freehold
Council Tax Band: A

Viewing strictly by
appointment with
Hawksbys on 01933
224444

Agents Note: Hawksbys have not tested any apparatus, equipment, fitting or services and so cannot verify they are in working order. The Buyer is advised to obtain verification from their Solicitor or Surveyor.

Internal Photographs: If photographs are included showing the interior of a property, these are to show the layout, and purchasers should check to confirm whether any appliances are included in the purchase price.

Offer Procedure: To make an offer you will need to make an appointment with our Financial Advisor to be able to process your offer in the best possible light.

Floor Plans: The plans included in these details are provided for guidance purposes only to show the general layout of the property, they are in some instances NOT to scale.

Buying a house can be complex and stressful. We try very hard to make the transaction as smooth and as trouble free as possible for buyers by guiding them through the process at every stage, including helping them with their mortgage arrangements.

YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR ANY OTHER LOANS SECURED ON IT.
Life Assurance usually required.

AGENTS NOTE: THE ICON ON THE MAP REPRESENTING THE PROPERTY DOES NOT SHOW IT'S EXACT POSITION IN RELATION TO THE ROAD OR CUL-DE-SAC.

Some of the photographs are taken with an extreme wide lens, as an 18mm, and in some circumstances make the rooms look larger than they are!

