



18 Irons Road
Northampton, NN5 6WL



Derran Dooley
Partnered With
Simpsons
Property Experts

Positioned within a private cul-de-sac adjoining the picturesque Harlestone Firs is this beautifully presented five-bedroom detached family home, built by David Wilson Homes to their impressive Moorecroft design. Offering generous and versatile accommodation across three floors, this is an ideal home for growing families looking for space and a peaceful setting.

The property has been finished to an excellent standard throughout, with upgrades including the kitchen, flooring and window blinds.

The ground floor comprises an entrance hall, downstairs WC, separate study and a spacious triple-aspect lounge with French doors opening onto the rear garden.

At the heart of the home is an impressive open-plan kitchen/dining room, providing a fantastic space for family living and entertaining. The upgraded kitchen features granite work surfaces, a central island and integrated appliances, with a separate utility room completing the ground floor.

The first floor offers four double bedrooms, including the principal bedroom with fitted wardrobes and a four-piece en-suite bathroom. A further four-piece family bathroom serves the remaining bedrooms.

The second floor provides a fifth double bedroom with its own en-suite shower room, alongside an additional versatile room currently used as a playroom, which could equally serve as a home office or games room.

Outside, the private rear garden enjoys a sunny aspect with a generous lawn, ideal for families and entertaining. To the front, a driveway provides off-road parking and access to the detached double garage.

Harlestone Manor offers a fantastic balance of countryside living and convenience, with Harlestone Firs on the doorstep and easy access to local amenities, schooling, Northampton town centre and major transport links.

A fantastic family home offering generous accommodation, a flexible layout and an excellent position adjoining Harlestone Firs.

£600,000



5



3



5



GROUND FLOOR



1ST FLOOR



2ND FLOOR



TOTAL FLOOR AREA : 2680sq.ft. (249.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The plan is copyright to Simpson and Partners and is for illustrative purposes and should only 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 can be given
Made with Metropix ©2026



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	





Derran Dooley
Partnered With
Simpsons
Property Experts

Tel: 01604 969706

Email: northampton@simpsonspropertyexperts.co.uk

Web: simpsonspropertyexperts.co.uk/our-locations/northampton

