



28 Harborough Road North  
Northampton, NN2 8LU



Derran Dooley

Partnered With

**Simpsons**  
Property Experts



Set within the ever-popular Kingsthorpe area, this exceptional and beautifully presented family home offers an impressive 2,500 sq ft of versatile living accommodation, perfectly designed for modern family life.

From the moment you step inside, the property delivers a wonderful sense of space and quality. The heart of the home is the stunning open-plan kitchen, dining and living space, a superb environment for both everyday living and entertaining. Bi-folding doors open seamlessly onto a covered outdoor terrace, complete with a fitted BBQ kitchen and dedicated entertaining area, creating a true indoor-outdoor lifestyle ideal for hosting family and friends all year round.

A separate living room with a characterful wood-burning stove provides a cosy retreat, while a dedicated home office caters perfectly to modern working requirements.

Arranged across three floors, the property boasts five generous double bedrooms. The principal suite is particularly impressive, featuring a dressing room and a stylish en-suite bathroom, while additional contemporary bathrooms serve the remaining bedrooms, ensuring practicality for growing families.

A standout feature of this home is the self-contained one-bedroom annexe, offering its own private entrance and comprising a spacious lounge, large double bedroom, kitchen and shower room. Ideal for multi-generational living, guest accommodation or potential rental income, it provides excellent flexibility and independence.

Externally, the property continues to impress with a generous driveway providing ample off-road parking, alongside a well-maintained rear garden predominantly laid to lawn. The covered terrace BBQ and entertaining area truly sets this home apart, offering a sociable and functional space designed for year-round enjoyment.

Perfectly positioned close to well-regarded schools, local amenities and excellent transport links, this is a rare opportunity to acquire a substantial, high-quality home in a sought after location

 5  3  2

Guide price £575,000



Beyond the home itself, the location is equally appealing. Just a short distance away, Kingsthorpe Front offers a wide range of shops, cafés, and everyday amenities, making daily life both convenient and enjoyable. The property is also surrounded by well-regarded primary and secondary schools, making it a superb choice for families at every stage.

And for those all-important moments to unwind, a welcoming local pub sits nearby – the perfect place to enjoy relaxed family time, whether it's a weekend lunch or an evening out.



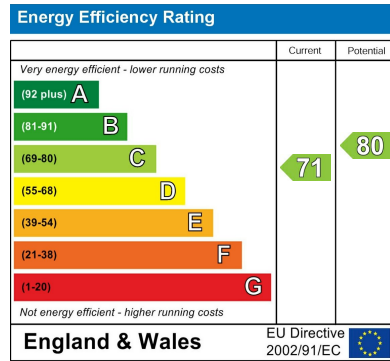


“The annexe has been an incredibly valuable part of the home for us. It’s given us real flexibility over the years – whether that’s having family stay comfortably with their own space, or simply enjoying the extra independence it provides. Having a separate lounge, kitchen, bedroom and shower room means it feels completely self-contained, which has worked perfectly for multi-generational living. It’s one of those features you don’t realise how useful it is until you have it.”





TOTAL FLOOR AREA: 2597sq.ft. (241.3 sq.m.) approx.  
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