

for sale

£265,000



Thornton Road Northampton NN2 6LS

Connells are pleased to offer to the market this well presented family home ideally located for local schools and amenities. The property benefits from a living room with wood burning stove, open plan kitchen/dining room, three bedrooms and a re-fitted shower room.



Thornton Road Northampton NN2 6LS

Entrance Hall

UPVC double glazed door to the front elevation with complimentary UPVC double glazed windows either side. Feature clad wall, under stairs cupboard, wall mounted radiator and stairs rising to the first floor landing.

Living Room

UPVC double glazed bay window to the front elevation. Feature wood burning stove with wooden mantle over, wall mounted radiator, coving to ceiling and sliding barn doors opening to the dining room.

Open Plan Kitchen/ Dining Room

Kitchen Area

Re-fitted modern kitchen with a range of wall and base level units. Sink and drainer with mixer tap over, set into work surfaces with complimentary up stands. Plumbing for washing machine and dishwasher and space for upright fridge/freezer. Integrated appliances comprise electric oven and four ring gas hob with extractor hood over. UPVC double glazed window to the rear elevation and open to the dining room.

Dining Room

UPVC double glazed French doors to the rear elevation with complimentary UPVC double glazed windows either side. Fitted storage cupboard, wall mounted radiator, space for dining table and chairs and open to the kitchen area.

First Floor Landing

Stairs rise from the entrance hall. doors lead off to three bedrooms and the family shower room.

Bedroom One

Double size room with UPVC double glazed bay window to the front elevation and wall mounted radiator.

Bedroom Two

Double size room with UPVC double glazed window to the rear elevation and wall mounted radiator.

Bedroom Three

UPVC double glazed window to the front elevation and wall mounted radiator.

Family Shower Room

Three piece re-fitted suite comprising walk-in shower, pedestal wash hand basin, low level flush w.c and aqua boarding to walls. Coving to ceiling, chrome heated towel rail and UPVC opaque double glazed window to the rear elevation.



Outside

Front Garden

Low maintenance front garden with gravelled area, retaining brick wall and pathway leading to the front door.

Rear Garden

Southerly facing rear garden which is mainly laid to lawn with decking area and canopy over. Retaining timber fencing, shed with decking area to the front and gated access to the rear leading to the parking area.

Parking Area

Off road parking set to the rear of the garden and accessed via a shared access road.

Agents Notes

Newly installed UPVC windows and doors. Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Council Tax Band

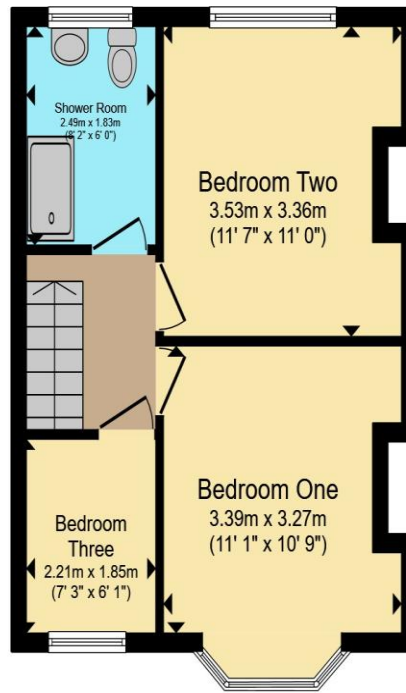
B







Ground Floor



First Floor

Total floor area 72.2 m² (778 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

T 01604 716 655
E kingsthorpe@connells.co.uk

87 Harborough Road KINGSTHORPE
 NORTHAMPTON NN2 7SL

Property Ref: KTP408458 - 0003

Tenure:Freehold EPC Rating: C

Council Tax Band: B

view this property online
connells.co.uk/Property/KTP408458



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

see all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk