

**Ashmore, 16 High Street, Long Buckby, Northampton, NN6 7RD**  
**£385,000 Freehold**

A four bedroom detached property situated on a corner plot with scope for extension subject to planning permissions. The property comprises of a hall, cloakroom/WC, lounge, 25ft kitchen-dining room, utility area, four bedrooms and a bathroom. There is a block paved driveway to the front, garage and a private rear garden. The property also benefits from double glazing, radiator heating, and is offered to the market with **NO ONWARD CHAIN**. EPC: E

**Detached House | Four Bedrooms | Garage | Double Glazing | Radiator Heating | NO ONWARD CHAIN**

**modern marketing · traditional values**

### ENTRANCE HALL

Entry via front door. Radiator. Stairs rising to first floor landing with cupboard under. Doors to connecting rooms.

### CLOAKROOM 1.02m x 1.52m (3'4 x 5)

Window to front elevation. Fitted with a wash hand basin and WC. Tiling to splash back areas.

### LOUNGE 4.80m x 4.09m (15'9 x 13'5)

Window to front elevation. Two radiators. Fireplace with coal effect gas fire.

### KITCHEN/DINING ROOM 2.92m x 7.62m (9'7 x 25)

Two windows to rear elevation. Patio door to rear. Two radiators. Fitted with a range of wall mounted and base level cabinets and drawers with work surface over. One and a half bowl sink and drainer unit. Tiling to splash back areas. Built in oven, grill, hob and extractor. Space for dishwasher. Open plan to:

### UTILITY AREA 2.62m x 1.52m (8'7 x 5)

Window and door to side elevation. Radiator. Base units. Space for washing machine.

### FIRST FLOOR LANDING

Window to side elevation. Radiator. Access to loft space.

### BEDROOM ONE 3.66m x 4.17m (12 x 13'8)

Window to front elevation. Radiator. Fitted with a range of bedroom furniture.

### BEDROOM TWO 3.66m x 2.54m (12 x 8'4)

Window to front elevation. Radiator. Built in wardrobe.

### BEDROOM THREE 2.95m x 2.74m (9'8 x 9)

Window to rear elevation. Radiator.

### BEDROOM FOUR 2.03m x 2.29m (6'8 x 7'6)

Window to rear elevation. Radiator.

### BATHROOM 2.03m x 2.51m (6'8 x 8'3)

Window to rear elevation. Heated towel rail. Fitted with a suite comprising shower with screen over, WC and wash hand basin. Tiling to walls and floor. Airing cupboard.

### OUTSIDE

### FRONT GARDEN

Lawn and block paved driveway. Gated side access.

### GARAGE

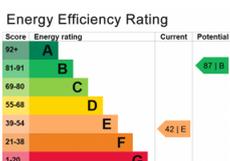
Up and over door.

### REAR GARDEN

Lawn with established borders, trees, and a paved seating area. Garden shed.

### DRAFT DETAILS

At the time of print, these particulars are awaiting approval from the Vendor(s).



Agents Notes [i] Viewings by appointment only through Jackson Grundy [ii] These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending purchaser or lessee should satisfy themselves by inspection or otherwise as to the correctness of the same [iii] Photographs illustrate parts of the property as were apparent at the time they were taken [iv] Any areas, measurements, distances or illustrations are approximate for reference only [v] We have not tested the appliances, services and specific fittings, an intending purchaser must satisfy himself by inspection by independent advice and/or otherwise to this property.

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## LOCAL AREA INFORMATION

Midway between Northampton and Rugby, this large parish includes the two smaller settlements of Murcott and Buckby Wharf on the Grand Union Canal. Only 2 miles from M1 J18 Watford Gap, the village also has a railway station with mainline services to London Euston and Birmingham. The infant and junior schools within the village feed to Guilsborough secondary school 6 miles away and there are also private prep schools less than half an hour away. In addition to various sporting and social clubs, the village has C of E, Baptist and United Reform churches and a very good range of shops and services including small supermarkets, designer dress boutique, deli, bakers, chemist, newsagent, butcher, hairdresser, estate agent, public houses, restaurants, medical practice, dentist and library.

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