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Ashton Close, Daventry, NN11 9YW

£375,000 Detached

4 2 2



Platinum Trusted Service Award

Based on service ratings over the past year

feefo

Department: Sales

Tenure: Freehold





Property Summary

Nestled away in a quiet cul-de-sac on the popular Timken Estate is this four-bedroom detached home. The property benefits from a modern, recently renovated kitchen and bathroom, and offers well-proportioned accommodation throughout.

Features & Utilities

- ✓ Four Bedrooms
- ✓ Detached
- ✓ Modern Kitchen
- ✓ Cul-de-Sac Location
- ✓ Off Road Parking
- ✓ uPVC Triple Glazing
- ✓ En-Suite to Master
- ✓ Study
- ✓ WC
- ✓ Garage

Property Overview

Nestled away in a quiet cul-de-sac on the sought-after Timken Estate is this beautifully presented four-bedroom detached home. The property has been thoughtfully maintained and upgraded throughout, featuring a modern, recently renovated kitchen and bathroom, Karndean flooring, and UPVC triple glazing. Offering well-proportioned accommodation, the home combines practicality and comfort, ideal for family living.

The ground floor comprises an inviting entrance hallway leading to a ground floor cloakroom, a separate study, and a spacious lounge with a feature box bay window. To the rear, the open-plan kitchen/diner provides an excellent space for both everyday living and entertaining. Upstairs, there are four well-sized bedrooms-three doubles and a generous single. Bedrooms one and two benefit from built-in wardrobes, with the master bedroom featuring an en-suite shower room, complemented by a contemporary family bathroom.

Externally, the property continues to impress. To the front, a neatly laid tarmac driveway provides ample parking for up to three vehicles and leads to a single garage. The enclosed rear garden offers a private, low-maintenance outdoor space perfect for relaxing or spending time with family and friends. Additional features include gas central heating via a relatively new combination boiler (with a 10-year warranty) and high-quality finishes throughout. Situated close to local amenities, schools, and green spaces, this is a lovely home in a convenient location. EPC Rating: TBC. Council Tax Band: E.

GROUND FLOOR

HALL

LOUNGE 4.40m x 3.40m (14'5" x 11'2")

DINING ROOM 2.83m x 3.18m (9'3" x 10'5")

KITCHEN 3.46m x 4.42m (11'4" x 14'6")

STUDY 2.21m x 2.19m (7'3" x 7'2")

WC

FIRST FLOOR

BEDROOM ONE 3.63m x 3.41m (11'11" x 11'2")

EN-SUITE 1.68m x 1.85m (5'6" x 6'1")

BEDROOM TWO 2.67m x 3.05m (8'9" x 10')

BEDROOM THREE 2.62m x 2.53m (8'7" x 8'3")

BEDROOM FOUR 3.23m x 2.64m (10'7" x 8'8")

BATHROOM

OUTSIDE

FRONT GARDEN

REAR GARDEN

DRAFT DETAILS

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

MATERIAL INFORMATION

Type – Detached

Age/Era – Ask Agent

Tenure – Freehold

Ground Rent – Ask Agent

Service Charge – Ask Agent

Council Tax – Band E

EPC Rating – Ask Agent
Electricity Supply – Mains
Gas Supply – Mains
Water Supply – Mains
Sewerage Supply – Mains
Broadband Supply – Ask Agent
Mobile Coverage – Depends on provider
Heating – Gas Central Heating
Parking – Parking, Allocated
EV Charging – Ask Agent
Accessibility – Ask Agent
Coastal Erosion Risk – Ask Agent
Flood Risks – Has not flooded in the last 5 years, No flood defences
Mining Risks – Ask Agent
Restrictions – Ask Agent
Obligations – No restrictions, No private right of way, No Public right of way
Rights and Easements – Ask Agent

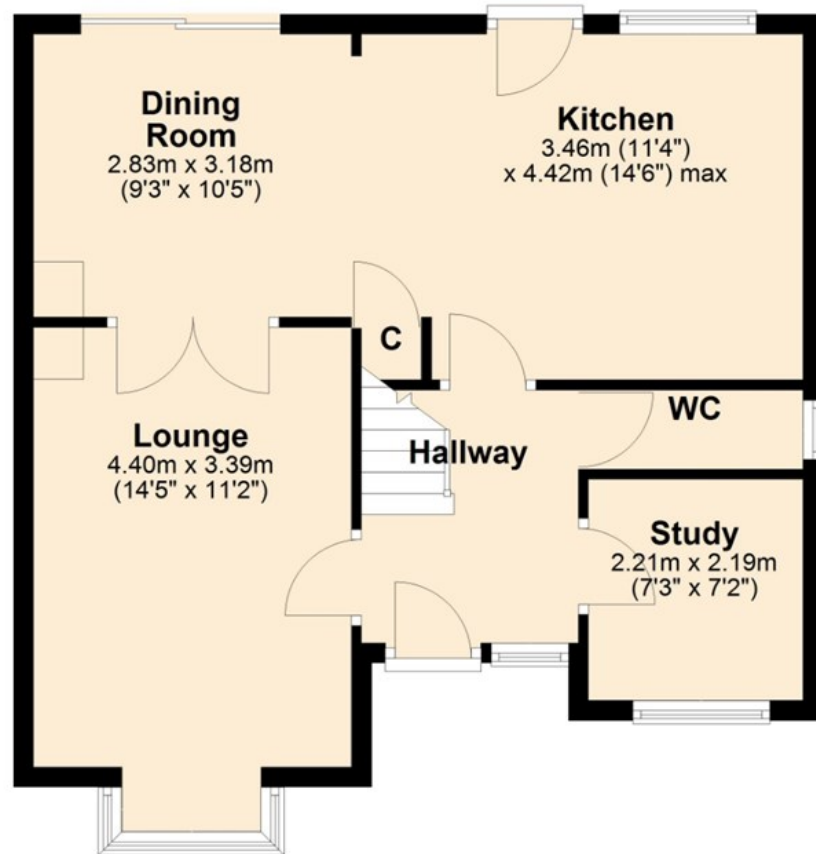
AGENTS NOTES

i Viewings by appointment only through us 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.

Floorplan

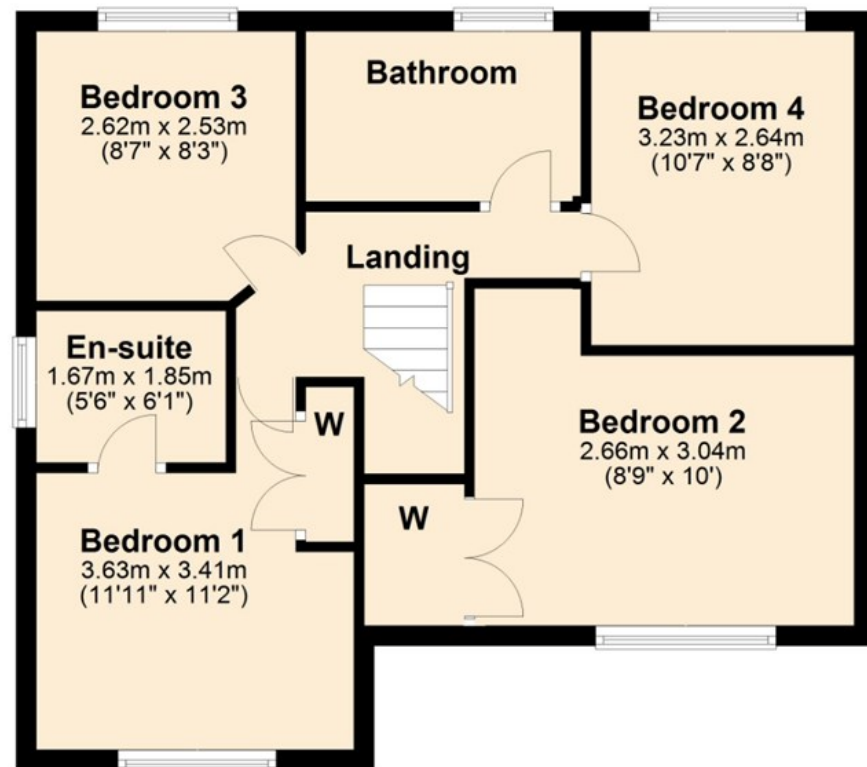
Ground Floor

Approx. 53.1 sq. metres (571.2 sq. feet)



First Floor

Approx. 58.8 sq. metres (633.0 sq. feet)



Total area: approx. 111.9 sq. metres (1204.3 sq. feet)



Thank you for your interest

Feel free to contact us or submit a viewing request. Our dedicated property experts are available and ready to assist you.

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