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# Chiltern Way, Duston, Northampton, NN5 6AR

£210,000 - Offers in Excess of Terraced

2 1 1



Department: Sales

Tenure: Freehold

Jackson Grundy Estate Agents - Duston  
52 Main Road, Duston, Northampton, NN5 6JF

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## Property Summary

Jackson Grundy are delighted to welcome to the market this extended and spacious two double bedroom terraced property.

## Features & Utilities

- ✓ 2 Double Bedrooms
- ✓ Off Road Parking & Garage
- ✓ Great for First Time Buyer or Investment
- ✓ Extended at Rear
- ✓ Downstairs WC
- ✓ Gas Central Heating & uPVC Double Glazing



# Property Overview

Jackson Grundy are delighted to welcome to the market this extended and spacious two double bedroom terraced property. Consisting of entrance hallway, WC, utility space, kitchen/dining room and extended lounge/dining room. Upstairs there are two double bedrooms and a four piece bathroom. Further benefits include uPVC double glazing, gas central heating and the vendor has already found an end of chain property. EPC Rating: C Council Tax Band: B

## ENTRANCE HALL

Enter via a secure uPVC front door. Door into the open plan lounge/dining room.

## LOUNGE/DINING ROOM 6.81m x 3.56m (22'4 x 11'8)

Double glazed window to the front elevation. Fitted with an electric fire and stone mantel and surround.

## KITCHEN 2.62m x 4.62m (8'7 x 15'2)

Double glazed window and French doors to rear elevation. Fitted with a range of wall and base units with wood effect worktops and stainless steel sink. Integrated appliances include a dishwasher, double electric oven, microwave and induction hob with extractor.

## WC

Fitted with low level WC and inset hand wash basin.

## UTILITY

Space and plumbing for a washing machine and tumble dryer.

## FIRST FLOOR LANDING

Stairs rising from the ground floor with doors to adjoining rooms.

## BEDROOM ONE 3.30m max x 4.42m (10'10 x 14'6)

Double glazed window to front elevation. Fitted wardrobes.

### **BEDROOM TWO 3.48m x 3.08m (11'5 x 10'1)**

Double glazed window to rear aspect.

### **BATHROOM 2.42m x 2.49m (7'11 x 8'2)**

Obscure double glazed window to rear elevation. Fitted with a four piece suite comprising corner bath with corner shower cubicle. Hand wash basin and low level WC.

### **OUTSIDE**

#### **GARAGE**

Single sized garage with driveway parking.

#### **REAR GARDEN**

Enclosed rear garden with panelled fencing, artificial grass and patio area.

### **MATERIAL INFORMATION**

Electricity Supply – Mains

Gas Supply – Mains

Electricity/Gas Supplier – <https://www.ofgem.gov.uk/information-consumers/energy-advice-households/finding-your-energy-supplier-or-network-operator>

Water Supply – Mains

Sewage Supply – Mains

Broadband – <https://www.openreach.com/fibre-checker>

Mobile Coverage – <https://checker.ofcom.org.uk/en-gb/mobile-coverage>

Solar PV Panels – No

EV Car Charge Point – No

Primary Heating Type – Gas

Parking – Yes

Accessibility – Ask Agent

Right of Way – Ask Agent

Restrictions – No

Flood Risk – <https://flood-map-forplanning.service.gov.uk/>

Property Construction – Brick

Outstanding Building Work/Approvals – No

### **DRAFT DETAILS**

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

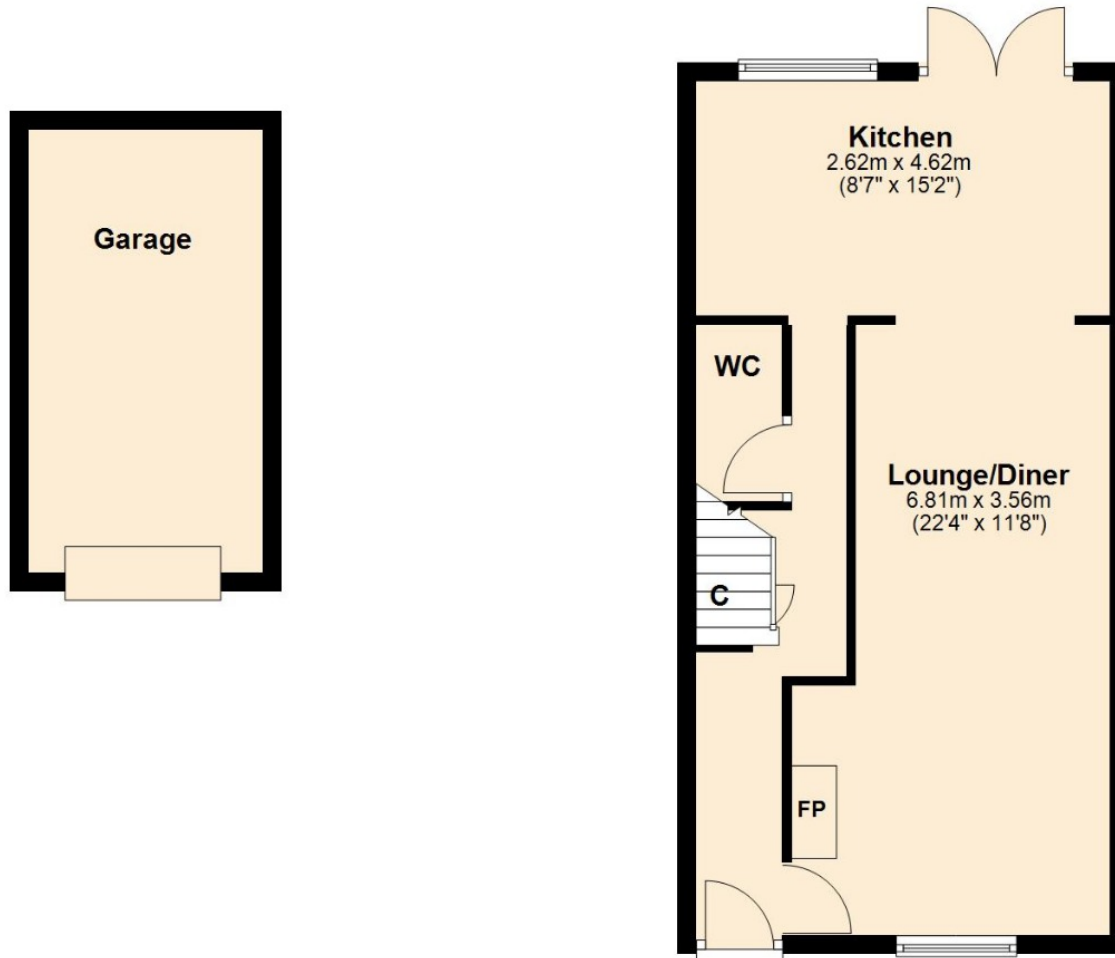
### **AGENTS NOTES**

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.

# Floorplan

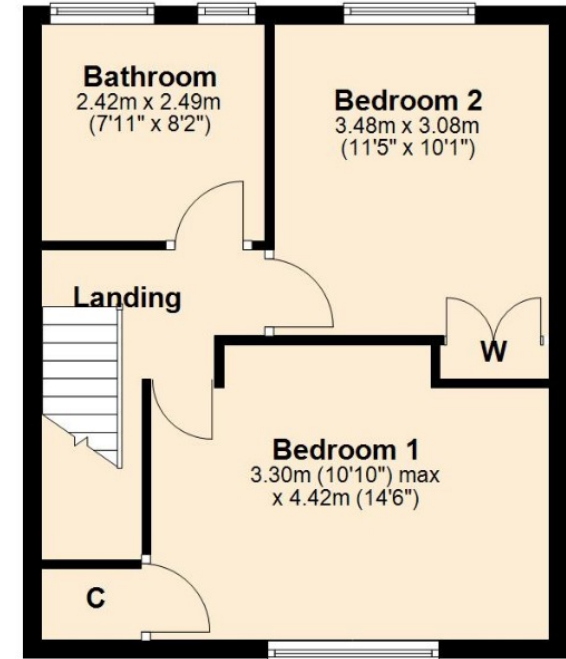
## Ground Floor

Approx. 57.0 sq. metres (613.7 sq. feet)



## First Floor

Approx. 39.0 sq. metres (419.5 sq. feet)



Total area: approx. 96.0 sq. metres (1033.2 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.

[www.jacksongrundy.com](http://www.jacksongrundy.com)

Jackson Grundy Estate Agents is a division of Jackson Grundy Ltd  
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