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Clarence Avenue, Kingsthorpe, NN2 6NY

£365,000 - Guide Price Terraced

3 1 2



Department: Sales

Tenure: Freehold



Jackson Grundy Estate Agents - Kingsthorpe
66 Harborough Road, Kingsthorpe, Northampton, NN2 7SH

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Property Summary

A fantastic opportunity to acquire this characterful three bedroom period property, ideally located on Clarence Avenue in the heart of Kingsthorpe. This beautiful family home offers generous living space and an abundance of traditional features throughout.

These charming features include decorative coving, sliding doors, and feature fireplaces, all adding to the home's timeless appeal.

The accommodation briefly comprises welcoming entrance hallway, a spacious living room opening into the dining room (which can be separated if desired), a downstairs utility room and WC, a well appointed kitchen/breakfast room, and a delightful sunroom-perfect for relaxing.

Upstairs, the property boasts three double bedrooms and a modern three piece family bathroom.

Additionally, the home benefits from a converted cellar, currently used as a bar area.

Externally, the front garden features a timber pergola adorned with seasonal wisteria. The rear garden is a true haven for garden lovers, with a variety of flowers and shrubs, an outdoor pond, and a patio area perfect for outdoor entertaining. To

the rear, there is also a large double garage complete with an inspection pit.

This property is presented in fantastic condition throughout and must be viewed to be fully appreciated.

To arrange a viewing, please call 01604 722197.

EPC Rating: E. Council Tax Band: D





Floorplan



Agents Notes

1. Viewings by appointment only through Jackson Grundy. 2. 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. We strongly recommend that all the information we provide be verified by you on inspection, and by your surveyor and conveyancer. 3. Photographs illustrate parts of the property as were apparent at the time they were taken. 4. Any areas, measurements, distances or illustrations are approximate for reference only. 5. We have not performed a structural survey on this property and 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. 6. Whilst we carry out our due diligence on a property before it is marketing and we endeavour to provide accurate information, buyers are advised to conduct their own due diligence. 7. Our information is presented to the best of our knowledge and should not solely be relied upon when making purchasing decisions.



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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