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Crawford Avenue, Duston, NN5 5PA

£289,995 Semi-Detached

3 1 2



Department: Sales

Tenure: Freehold



Jackson Grundy Estate Agents - Duston
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Property Summary

The ground floor offers well balanced living space, beginning with a welcoming entrance hall. To the front is a bright bay fronted lounge featuring an attractive fireplace. To the rear, a spacious kitchen provides ample storage and worktop space, overlooking the garden and leading through to a generous conservatory, ideal as a dining or additional reception area. A further versatile reception room with patio doors completes the ground floor accommodation.

The first floor offers three well proportioned bedrooms, including a generous principal bedroom with fitted wardrobes and a pleasant bay window allowing for plenty of natural light. Bedroom two is a comfortable double, while the third bedroom provides an ideal single room, nursery or home office. The accommodation is completed by a modern, fully tiled family bathroom fitted with a white suite, shower over bath and contemporary vanity unit.

Generous and established rear garden mainly laid to lawn with a variety of mature trees, shrubs and planting creating a private setting. A paved patio area provides ideal space for outdoor dining, with greenhouse and useful outbuilding to the rear. Side access leads to the front driveway and detached garage.

EPC Rating: C. Council Tax Band: C





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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