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Donellan Green, Southfields, NN3 5DJ

£210,000 Terraced

3 1 1



**Platinum Trusted
Service Award**

Based on service ratings
over the past year

feefo

Department: Sales

Tenure: Freehold



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Property Summary

A well presented terrace property, situated within the popular Southfields area of Northampton.

Features & Utilities

- ✓ Well Presented Mid Terrace Property
- ✓ Cloakroom
- ✓ Remoted Controlled Haverland Electric Heating
- ✓ Three Bedrooms
- ✓ Four Piece Bathroom
- ✓ No Chain



Property Overview

A well presented terrace property, situated within the popular Southfields area of Northampton. The accommodation comprises storm porch, entrance hall, cloakroom, lounge/dining room, fitted kitchen, three bedrooms and a four piece bathroom. Outside, there are gardens to the front and rear. EPC Rating: TBC. Council Tax Band: A

STORM PORCH

Meter cupboard. Storage cupboard. Double glazed part glazed entrance door to:

HALL

Electric radiator. Dog leg stairs to first floor landing. Understairs storage. Doors to:

WC

Double glazed obscure window to front elevation. Suite comprising wash hand basin and WC. Electric radiator. Part tiled walls. Tiled floor

LOUNGE/DINING ROOM

LOUNGE AREA 3.56m x 3.04m (11'8" x 9'11")

Two double glazed windows to front elevation. Electric radiator. Leading to:

DINING AREA 2.77m x 3.23m (9'1" x 10'7")

Double glazed French doors to garden. Electric radiator. Door to:

KITCHEN 2.49m x 3.86m (8'2" x 12'7")

Double glazed window to rear elevation. Double glazed part glazed door to garden. A range of wall and base units with work surfaces over. One and a half bowl stainless steel sink with mixer tap and purifier tap. Built in gas hob, electric oven and filter hood over. Plumbing for washing machine and space for fridge and freezer. Storage cupboard. Tiled floor

FIRST FLOOR LANDING

Access to loft space. Airing cupboard with shelving. Electric radiator. Doors to:

BEDROOM ONE 2.90m x 3.48m (9'6" x 11'5")

Two double glazed windows to front elevation. Electric radiator.

BEDROOM TWO 2.87m x 3.46m (9'4" x 11'4")

Double glazed window to rear elevation. Electric radiator. Fitted wardrobe.

BEDROOM THREE 2.95m x 2.63m (9'8" x 8'7")

Double glazed window to rear elevation. Electric radiator.

BATHROOM

Double glazed obscure window to front elevation. Heated towel rail. A four piece suite comprising bath, shower cubicle, wash hand basin and WC. Tiled walls. Extractor fan.

OUTSIDE

FRONT GARDEN

Part walled. Shingle chippings. Block paved area and path to front door.

REAR GARDEN

Fully enclosed by timber fencing. Block paved patio area. Lawned. Well stocked borders with mature shrubs. Timber garden shed. Outside tap.

DRAFT DETAILS

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

MATERIAL INFORMATION

Type – Terraced

Age/Era – Ask Agent

Tenure – Freehold

Ground Rent – Ask Agent
Service Charge – Ask Agent
Council Tax – Band A
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 – Electric Heating
Parking – Parking, Communal
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

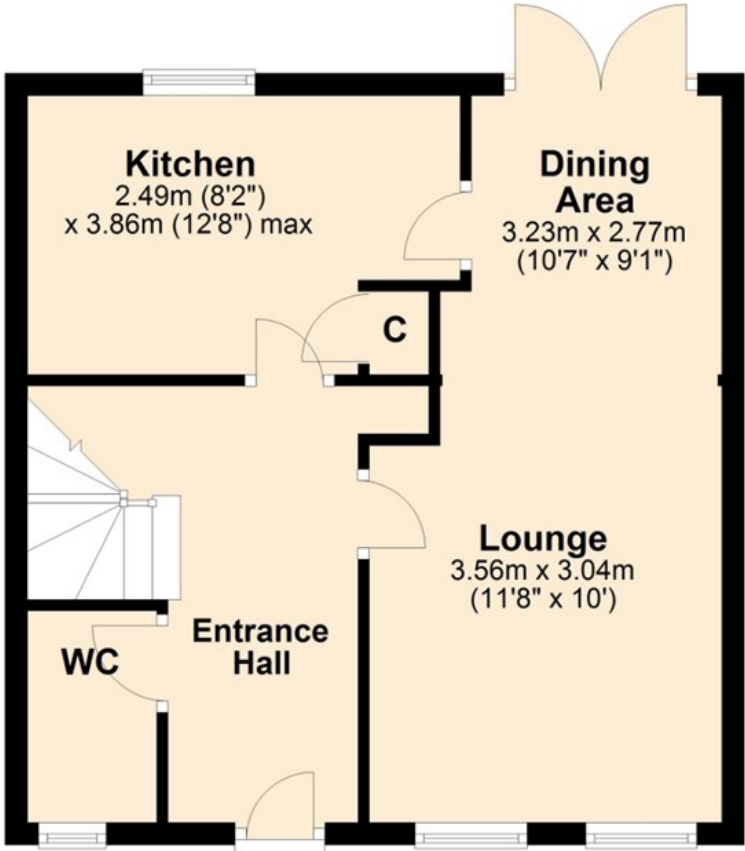
AGENTS NOTES

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

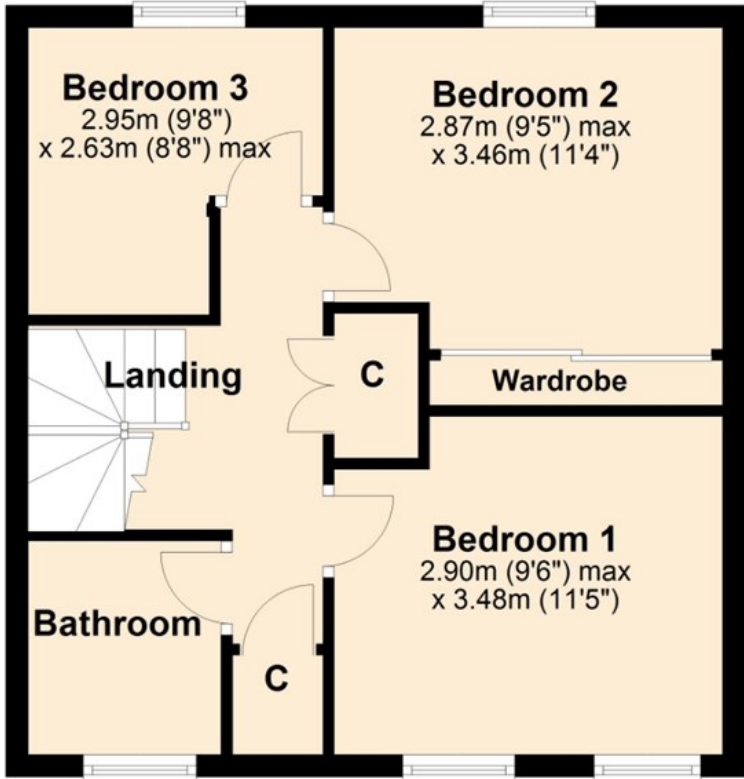
Ground Floor

Approx. 42.7 sq. metres (459.1 sq. feet)



First Floor

Approx. 41.1 sq. metres (442.5 sq. feet)



Total area: approx. 83.8 sq. metres (901.6 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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