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Gardeners View, Hardingstone, NN4 6GB

£440,000 Detached

4 2 1



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Service Award**

Based on service ratings
over the past year

feefo

Department: Sales

Tenure: Freehold



Jackson Grundy Estate Agents - Northampton

The Corner House, 1 St Giles Square, Northampton, NN1 1DA

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Property Summary

STUNNING FAMILY DETACHED HOUSE situated in a small, no through road in the highly regarded village of Hardingstone with excellent local schooling and other amenities nearby.

Features & Utilities

- ✓ Popular Hardingstone Development
- ✓ Impressive Detached House
- ✓ Four Bedrooms & Two Bathrooms
- ✓ Stunning Family Living Kitchen
- ✓ Driveway & Garage
- ✓ Viewing Recommended



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Property Overview

STUNNING FAMILY DETACHED HOUSE situated in a small, no through road in the highly regarded village of Hardingstone with excellent local schooling and other amenities nearby, and close to the southern Ring Road and M1 Motorway. The accommodation offers an entrance hall with cloakroom/WC, sitting room, fabulous family living/kitchen space with room for sofas and dining table and having kitchen units with built in appliances. To the first floor is four bedrooms, stylish en-suite and family bathroom. Outside the frontage is low maintenance, open plan with driveway extending to the side to the garage and a side gate to an enclosed rear garden. Highly Recommended. EPC Rating: TBC. Council Tax Band: E.

ENTRANCE PORCH

Open fronted porch. Porch with curtesy light.

ENTRANCE HALL

Enter via composite door. Stairs to first floor. Wood effect flooring. Radiator.

CLOAKROOM/WC

Obscure double glazed window to front elevation. Radiator. Low level WC. Pedestal wash hand basin. Wood effect flooring.

LOUNGE 5.21m x 3.61m (17'1" x 11'10")

Double glazed window to front elevation. Radiator.

LIVING/DINING AREA 3.94m x 7.66m (12'11" x 25'1")

Double glazed picture windows including French door to patio area. A superb open plan family space with space for sofa's as well as dining table and chairs. Understairs cupboard. Tiled floor.

KITCHEN

Double glazed window to rear elevation. Radiator. A range of wall mounted and base level units with work surface over. Sink and drainer with one and a half bowl. Built in gas hob, double electric oven with extractor hood over. Built in dishwasher and fridge freezer.

UTILITY 1.98m x 1.75m (6'6" x 5'9")

Obscure double glazed window to side elevation. Radiator. Worktop including sink and drainer with cupboard under. Space for two appliances. Wall mounted gas fired boiler. Tiled floor.

FIRST FLOOR LANDING

Access to loft space. Doors adjoining.

BEDROOM ONE 4.43m x 3.58m (14'6" x 11'9")

Double glazed window to front elevation. Radiator. Built in wardrobes.

EN-SUITE 1.27m x 2.54m (4'2" x 8'4")

Double glazed window to side elevation. Radiator. Tiled shower cubicle. Wash hand basin. Low level WC. Extractor fan.

BEDROOM TWO 4.05m x 3.30m (13'3" x 10'10")

Double glazed window to front elevation. Radiator.

BEDROOM THREE 3.34m x 2.96m (10'11" x 9'8")

Double glazed window to rear elevation. Radiator.

BEDROOM FOUR

Double glazed window to rear elevation. Radiator.

BATHROOM 3.29m x 1.76m (10'9" x 5'9")

Obscure double glazed window to side elevation. Bath with shower over. Low level WC. Wash hand basin. Cupboard housing pressurised hot water cylinder. Ladder style radiator.

OUTSIDE

FRONT

Driveway extending to side of house with EV car charger point. Side gate to rear garden

GARAGE

Single garage with up and over door. Power and lighting. Storage space in eaves.

REAR

Paved and lawned. Enclosed via panel fencing. Water tap. Side gate.

DRAFT DETAILS

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

COMMUNAL AREA

Communal area contribution is £87.52 PA.

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 – Driveway

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, No easements/servitudes/wayleaves

Rights and Easements – Ask Agent

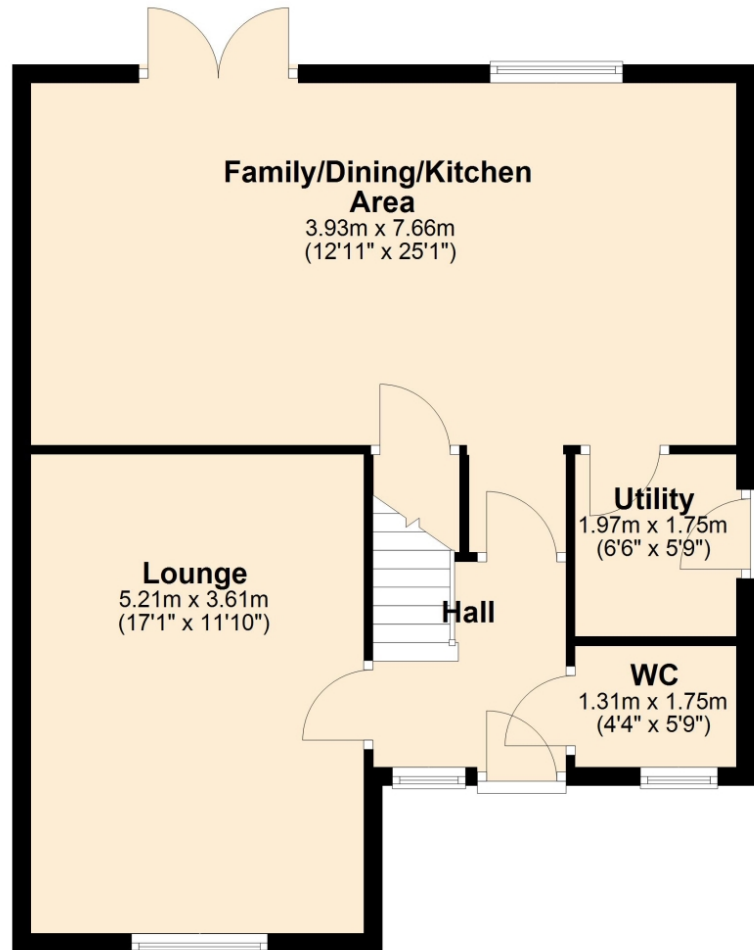
AGENTS NOTES

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

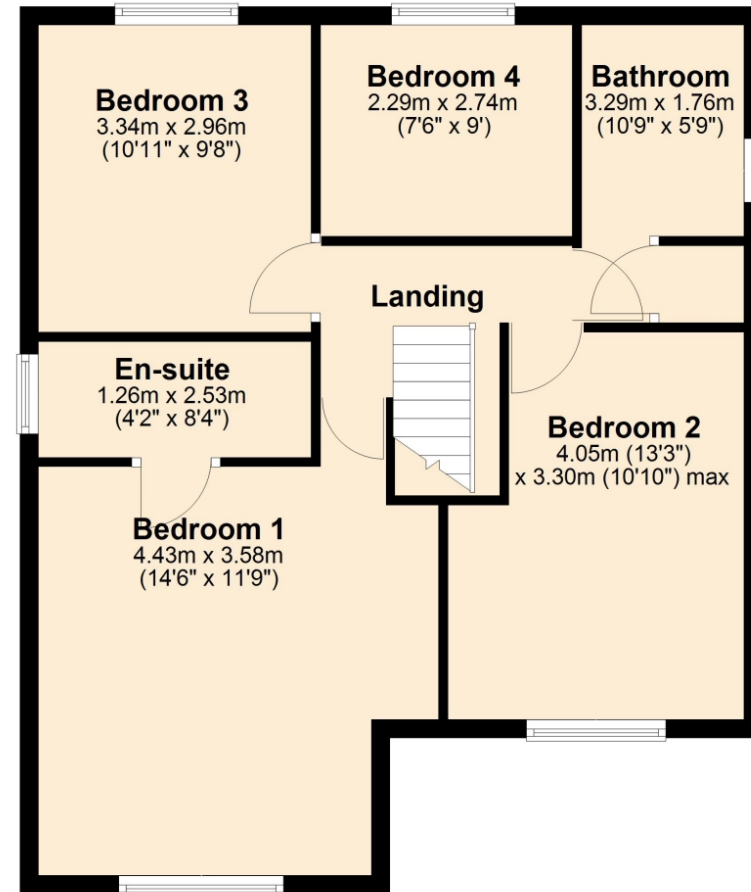
Ground Floor

Approx. 63.3 sq. metres (680.9 sq. feet)



First Floor

Approx. 64.8 sq. metres (697.2 sq. feet)



Total area: approx. 128.0 sq. metres (1378.1 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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