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High Street, Flore, Northamptonshire, NN7 4LW

£277,000 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 nearly new terrace home constructed by a local builder to a high standard. The property has a good sized hall, cloakroom, lounge / dining room with bi-fold doors leading onto the garden, kitchen with built in appliances, three bedrooms and a bathroom.

Features & Utilities

- ✓ Mid Terrace
- ✓ Three Bedrooms
- ✓ Stone Fronted
- ✓ Small Development
- ✓ Off Road Parking
- ✓ Gardens
- ✓ uPVC Double Glazing
- ✓ Radiator Heating
- ✓ Bi-Fold Doors

Property Overview

A nearly new terrace home constructed by a local builder to a high standard. The property has a good sized hall, cloakroom, lounge / dining room with bi-fold doors leading onto the garden, kitchen with built in appliances, three bedrooms and a bathroom. The stone fronted property has uPVC double glazing, radiator heating and a security alarm. EPC Rating B. Council Tax Band C.

ENTRANCE HALL

Entrance via front door. Radiator. Stairs rising to first floor landing with understairs storage cupboard.

CLOAKROOM 1.40m x 1.52m (4'7 x 5'0)

Chrome heated towel rail. Suite comprising WC and wash hand basin.

LOUNGE / DINING ROOM 5.23m max x 4.75m max (17'2 max x 15'7 max)

Bi-fold doors to rear elevation. Two radiators. Built in cupboard.

KITCHEN 2.90m x 2.64m (9'6 x 8'8)

Window to front elevation. Fitted with a range of wall, base and drawer units with work surfaces over. Integrated fridge, freezer, dishwasher and washing machine. Built in oven, induction hob and extractor hood. Built in wine cooler. One and a half bowl sink and drainer unit.

FIRST FLOOR LANDING

Radiator. Access to loft space. Airing cupboard.

BEDROOM ONE 2.82m x 4.75m (9'3 x 15'7)

Two windows to front elevation. Radiator. Built in wardrobe.

BEDROOM TWO 4.62m x 2.51m (15'2 x 8'3)

Window to rear elevation. Radiator.

BEDROOM THREE 3.45m x 2.29m (11'4 x 7'6)

Window to rear elevation. Radiator.

BATHROOM 2.16m x 2.51m (7'1 x 8'3)

Chrome heated towel rail. Suite comprising bath with shower attachment and screen over, WC and wash hand basin. Tiled splash backs.

OUTSIDE

FRONT GARDEN

Small lawn.

REAR GARDEN

Paved seating area and lawn. Gated access leading to parking for two cars.

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 – None

EV Car Charge Point – None

Primary Heating Type – Gas

Parking – Yes

Accessibility – Ask Agent
Right of Way – Ask Agent
Restrictions – Ask Agent
Flood Risk – <https://flood-map-forplanning.service.gov.uk/>
Property Construction – Ask Agent
Outstanding Building Work/Approvals – Ask Agent

DRAFT DETAILS

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

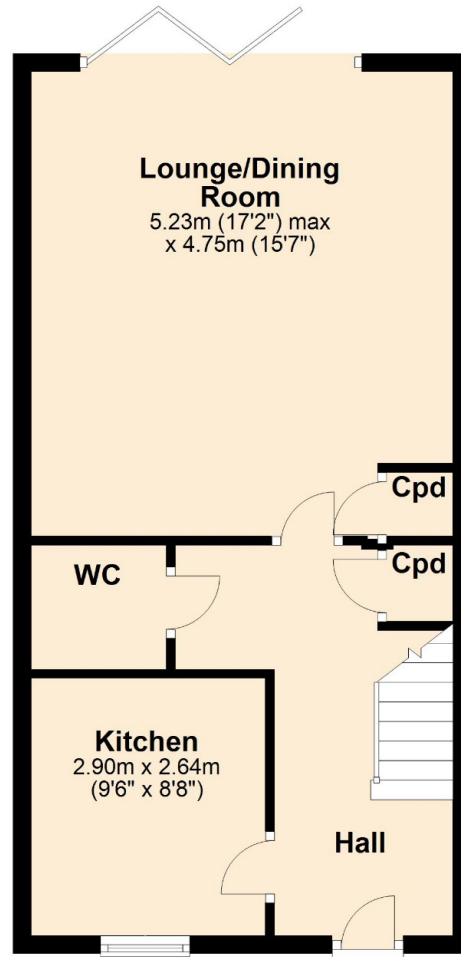
AGENTS NOTES

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

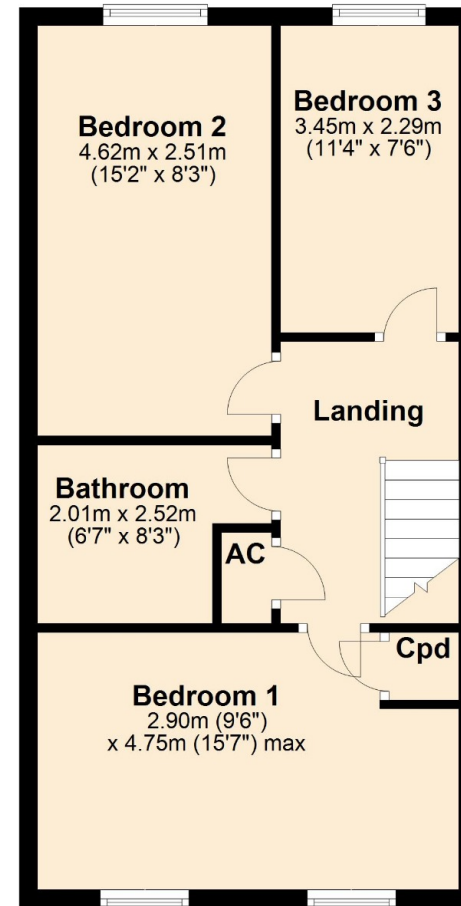
Ground Floor

Approx. 46.2 sq. metres (497.1 sq. feet)



First Floor

Approx. 46.6 sq. metres (501.1 sq. feet)



Total area: approx. 92.7 sq. metres (998.2 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

Jackson Grundy Estate Agents is a division of Jackson Grundy Ltd
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