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# Knights Court, Little Billing, Northampton, NN3 9AT

£235,000 Detached

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

Jackson Grundy bring to the market a rarely available three bedroom link-detached property offering lots of potential.

## Features & Utilities

- ✓ No Chain
- ✓ Detached Family Home
- ✓ Three Bedrooms
- ✓ Off Road Parking
- ✓ Conservatory
- ✓ Garage



# Property Overview

Jackson Grundy bring to the market a rarely available three bedroom link-detached property offering lots of potential. The accommodation comprises entrance hall, WC, kitchen, lounge and diner. The first floor has three bedrooms and a bathroom. The rear has an enclosed garden and the front has a driveway. Early viewings are highly recommended, please call to arrange your internal inspection. EPC Rating: TBC. Council Tax Band: C

## HALL

Double glazed entrance door. Radiator. Staircase to first floor landing.

## WC

Double glazed skylight window. Suite comprising wash hand basin and WC.

## LOUNGE/DINER

**Lounge Area 4.04m x 3.51m (13'3 x 11'6)/ Dining Area 3.50m x 2.78m (11'6 x 9'1)**

Double glazed window and door to front elevation. Two radiators. Feature fireplace. TV point. Sliding patio doors to:

## CONSERVATORY

Double glazed windows to side and rear elevations. Double glazed door to side elevation.

**KITCHEN 3.43m x 2.54m (11'3 x 8'4)**

Double glazed windows to side and rear elevations. Wall and base units. Sink and drainer. Electric cooker and gas hob. Space for dishwasher. Radiator.

**UTILITY 4.26m x 2.12m (14'0 x 6'11)**

Double glazed door to rear elevation. Plumbing for washing machine and sink. Door to garage and garden.

## FIRST FLOOR LANDING

Double glazed window to side elevation. Access to loft space. Airing cupboard.

### **BEDROOM ONE 3.79m x 2.81m (12'5 x 9'3)**

Double glazed window to rear elevation. Radiator.

### **BEDROOM TWO 3.00m x 2.79m (9'10 x 9'2)**

Double glazed window to front elevation. Radiator. Storage cupboard.

### **BEDROOM THREE 2.50m x 2.54m (8'3 x 8'4)**

Double glazed window to rear elevation. Radiator. Built in units.

### **BATHROOM**

Double glazed window to front elevation. Suite comprising wash hand basin, WC, shower cubicle and bidet. Fully tiled.

### **OUTSIDE**

#### **FRONT GARDEN**

Block paved parking for four cars. Mature hedgerow and flower beds.

#### **GARAGE 5.38m x 2.54m (17'8 x 8'4)**

Up and over door. Boiler. Power and light connected.

#### **REAR GARDEN**

Enclosed by wooden fencing . Paved area. Mature trees and shrubs.

### **MATERIAL INFORMATION**

Electricity Supply – Mains Connected

Gas Supply – Mains Connected

Electricity/Gas Supplier – <https://www.ofgem.gov.uk/information-consumers/energy-advice-households/finding-your-energy-supplier-or-network-operator>

Water Supply – Mains Connected

Sewage Supply – Mains Connected

Broadband – <https://www.openreach.com/fibre-checker>

Mobile Coverage – <https://checker.ofcom.org.uk/en-gb/mobile-coverage>

Solar PV Panels – No

EV Car Charge Point – No

Primary Heating Type – Gas Radiators

Parking – Yes

Accessibility – N/a

Right of Way – No

Restrictions – N/a

Flood Risk – <https://flood-map-forplanning.service.gov.uk/>

Property Construction – Ask Agent

Outstanding Building Work/Approvals – Ask Agent

### DRAFT DETAILS

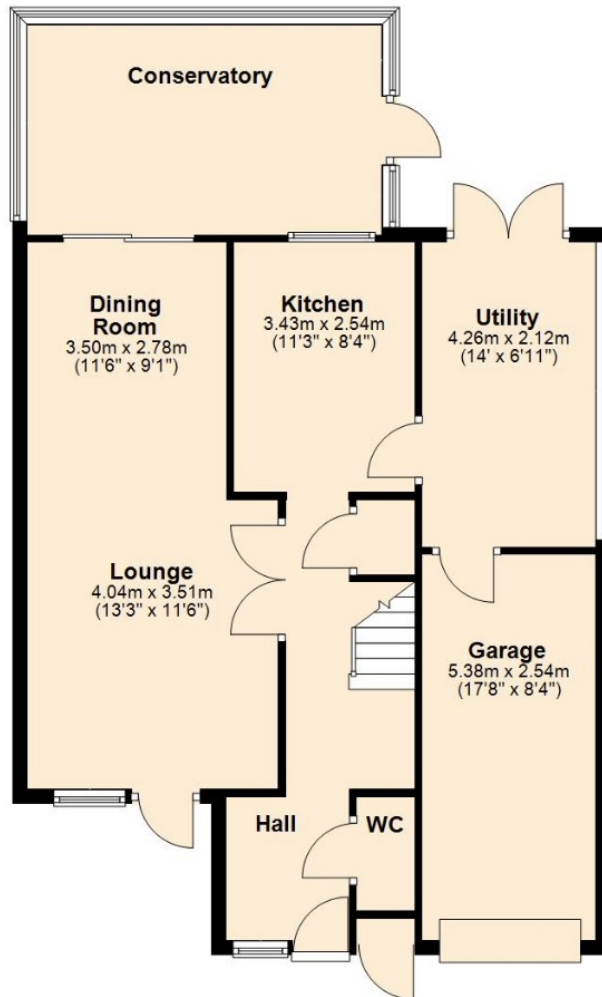
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### AGENTS NOTES

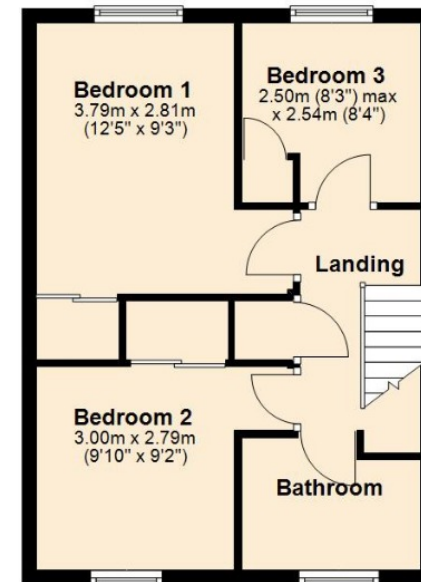
i Viewings by appointment only through Jackson Grundy ii These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending 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



First Floor



Total area: approx. 128.3 sq. metres (1380.9 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](http://www.jacksongrundy.com)

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