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Mistletoe Place, Taylor Avenue, Abington, NN3 2DB

£150,000 Bungalow

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Platinum Trusted Service Award

Based on service ratings over the past year

feefo

Department: Sales

Tenure: Leasehold





Property Summary

Set within a well-maintained, purpose-built development for the over 55s, this charming bungalow enjoys peaceful surroundings, beautifully landscaped communal gardens, and access to a residents' lodge offering a range of social activities.

Features & Utilities

- ✓ Complete Chain
- ✓ Two Bedrooms
- ✓ Communal Parking
- ✓ Over 55's
- ✓ Communal Lodge House
- ✓ Replaced Boiler & Windows
- ✓ Nature Reserve
- ✓ Landscaped Gardens



Property Overview

Set within a well-maintained, purpose-built development for the over 55s, this charming bungalow enjoys peaceful surroundings, beautifully landscaped communal gardens, and access to a residents' lodge offering a range of social activities. Ideally located close to Weston Favell Centre and the amenities of Wellingborough Road, the property offers convenient living in a friendly, community-focused setting. The accommodation comprises an inviting open-plan hallway leading to all rooms with large storage cupboard, a light and spacious lounge which enjoys views over the rear communal gardens, a modern kitchen/diner, a generously sized master double bedroom and a large single bedroom, finishing off the accommodation is a well-appointed, spacious wet room. Further benefits include gas radiator central heating, double glazing, and communal parking. A delightful bungalow in a sought-after setting – perfect for those seeking a peaceful yet well-connected lifestyle. EPC Rating: D. Council Tax Band: B.

ENTRANCE HALL

Entrance via composite door with glazed panel. Radiator. RCD Consumer Unite. Storage cupboard. Doors to:

LOUNGE 3.58m x 4.30m (11'8" x 14'1")

Composite door with glazed panel to rear elevation. uPVC double glazed window to rear aspect. Radiator. Electric fireplace.

KITCHEN 3.86m x 2.90m (12'7" x 9'6")

uPVC double glazed window to front elevation. Radiator. Range of wall mounted and base level units with roll top work surface over. Integrated appliances to include oven, four ring induction hob and extractor fan. Space for washing machine. One and a half sink and drainer. Vaillant gas boiler.

WET ROOM 2.29m x 2.34m (7'6" x 7'8")

uPVC frosted window to front elevation. Radiator. Heated towel rail. Extractor fan. Three piece suite to comprise of walk in shower, low level WC and wash hand basin in vanity unit.

BEDROOM ONE 3.57m x 5.13m (11'8" x 16'9")

uPVC double glazed windows to rear elevation. Radiator. TV point.

BEDROOM TWO 3.12m x 2.08m (10'2" x 6'9")

uPVC double glazed window to front elevation. Radiator.

OUTSIDE

FRONT GARDEN

Decorative stone. Shrubs and plants.

REAR COMMUNAL GARDEN

Laid to lawn. Plants and trees.

DRAFT DETAILS

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

MATERIAL INFORMATION

Type – Bungalow

Age/Era – Ask Agent

Tenure – Leasehold

Ground Rent – Ask Agent

Service Charge – Ask Agent

Council Tax – Ask Agent

EPC Rating – D

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 – Communal

EV Charging – Ask Agent

Accessibility – Ramped access, Wet room, Wide doorways

Coastal Erosion Risk – Ask Agent

Flood Risks – Has not flooded in the last 5 years, No flood defences

Mining Risks – Ask Agent

Restrictions – Conservation Area

Obligations – No restrictions, No private right of way, No Public right of way, No easements/servitudes/wayleaves

Rights and Easements – Ask Agent

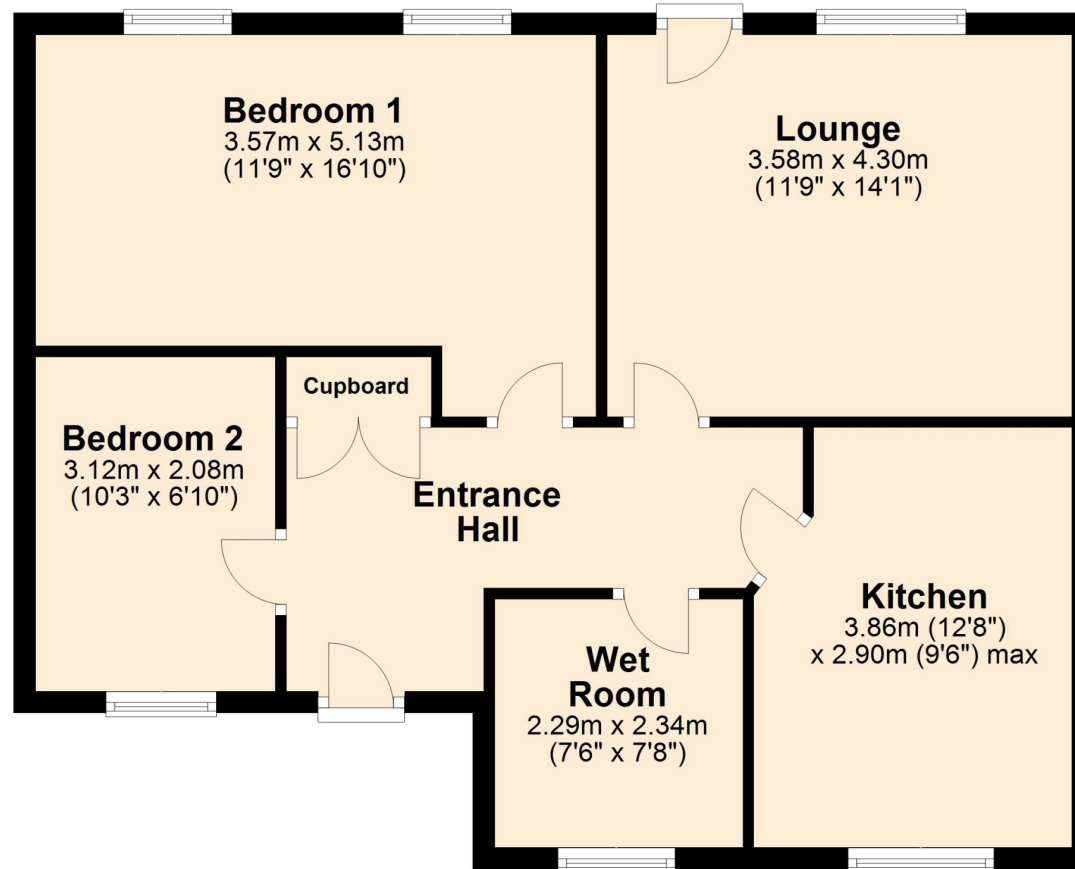
AGENTS NOTES

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

Floor Plan

Approx. 65.8 sq. metres (707.8 sq. feet)



Total area: approx. 65.8 sq. metres (707.8 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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Registered office: Gough Lodge, Main Road, Duston, Northampton, NN5 6JJ - Company Registration No: 3636152