



www.jacksongrundy.com

Nelson Close, Daventry, NN11 4JF

£195,000 - Offers in Excess of End of Terrace

 3  1  2



Platinum Trusted Service Award

Based on service ratings over the past year

feefo

Department: Sales

Tenure: Freehold



Jackson Grundy Estate Agents - Daventry
53-55 High Street, Daventry, Northamptonshire, NN11 4BQ

Call Us 01327 877555
Email Us daventry@jacksongrundy.co.uk





Property Summary

A well presented, three bedroom, end of terrace property with spacious accommodation throughout.

Features & Utilities

- ✓ Three Bedrooms
- ✓ End of Terrace
- ✓ Well Presented
- ✓ Conservatory
- ✓ Ideal for First Time Buyers or Investors Alike
- ✓ Spacious Accommodation
- ✓ Ample Storage
- ✓ uPVC Double Glazing
- ✓ Gas Central Heating
- ✓ NO ONWARD CHAIN

Property Overview

**** NO ONWARD CHAIN ****

A well presented, three bedroom, end of terrace property with spacious accommodation throughout. Located on the edge of Southbrook, close to the town centre and amenities. The accommodation comprises entrance hall, lounge, kitchen, dining room, conservatory. To the first floor there are three bedrooms and a family bathroom. To the outside of the property, generous gardens both front and back. EPC Rating: D. Council Tax Band: A.

ENTRANCE

Enter via double glazed door to:

HALL

Laminate flooring. Storage cupboard. Radiator. Stairs rising to first floor landing. Glass panel door to:

LOUNGE 4.55m x 3.94m (14'11" x 12'11")

Double glazed window to front elevation. Laminate flooring and radiator. French glazed doors to:

DINING ROOM 3.56m x 2.67m (11'8" x 8'9")

Double glazed door and window to rear elevation. Laminate flooring. Conservatory and radiator.

KITCHEN 3.56m x 2.18m (11'8" x 7'2")

Luxury vinyl flooring. Double glazed window to rear elevation Understairs cupboard. A range of wall and base level units with roll top work surfaces over. Tiled splashbacks. Stainless steel sink and drainer with hot and cold mixer tap over. Built in fridge freezer. Electric oven and gas hob with extractor fan over. Space for white goods.

CONSERVATORY 3.49m x 2.74m (11'5" x 9')

All double glazed. French doors to rear elevation. Vinyl flooring and electric heater.

FIRST FLOOR LANDING

Loft hatch. Airing cupboard. Doors to all rooms.

BEDROOM ONE 4.55m x 2.69m (14'11" x 8'10")

Double glazed window to front and side elevation. Radiator.

BEDROOM TWO 3.63m x 2.69m (11'11" x 8'10")

Double glazed window to rear elevation and radiator.

BEDROOM THREE 3.00m x 2.14m (9'10" x 7')

Double glazed window to front elevation and radiator. Built in cupboard.

BATHROOM 1.88m x 2.14m (6'2" x 7')

Obscure double glazed window to rear elevation. Three piece suite. 'P' shaped panel bath with shower over. Low level WC and pedestal wash hand basin in bespoke cupboard with hot and colder mixer tap over. Ceramic tiled floor and fully tiled.

OUTSIDE

FRONT GARDEN

Lawn to lawn with pathway to front door.

REAR GARDEN

Enclosed by a wooden panel fencing with rear access gate. Patio area and pathway. Mainly laid to lawn with mature trees and shrub borders.

DRAFT DETAILS

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

MATERIAL INFORMATION

Type – End Of Terrace

Age/Era – Ask Agent

Tenure – Freehold

Ground Rent – Ask Agent
Service Charge – Ask Agent
Council Tax – Band A
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 – Parking, Permit Required, Communal
EV Charging – Ask Agent
Accessibility – Ask Agent
Coastal Erosion Risk – Ask Agent
Flood Risks – Has not flooded in the last 5 years
Mining Risks – Ask Agent
Restrictions – Ask Agent
Obligations – Ask Agent
Rights and Easements – Ask Agent

AGENTS NOTES

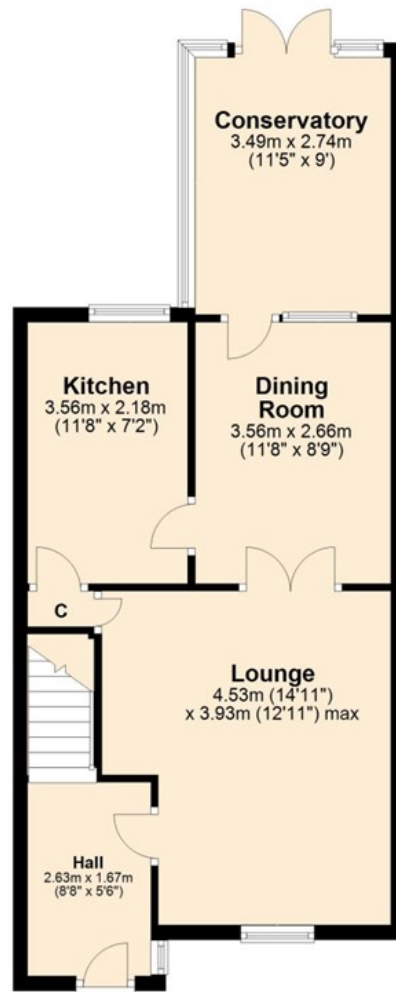
1. Viewings by appointment only through Jackson Grundy. 2. These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending purchaser or lessee should satisfy themselves by inspection or otherwise as to the correctness of the same. We strongly recommend that all the information we provide be verified by you on inspection, and by your surveyor and conveyancer. 3. Photographs illustrate parts of the property as were apparent at the time they were taken. 4. Any areas, measurements, distances or illustrations are approximate for reference only. 5. We have not performed a structural survey on this property and 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. 6. Whilst we carry out our due diligence on a property before it is

marketing and we endeavour to provide accurate information, buyers are advised to conduct their own due diligence. 7. Our information is presented to the best of our knowledge and should not solely be relied upon when making purchasing decisions.

Floorplan

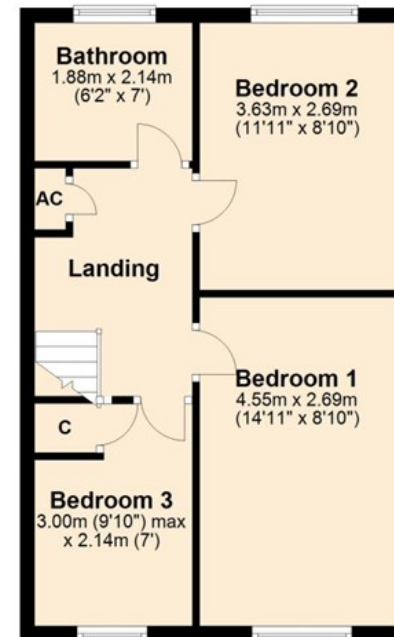
Ground Floor

Approx. 51.4 sq. metres (553.5 sq. feet)



First Floor

Approx. 40.6 sq. metres (437.5 sq. feet)



Total area: approx. 92.1 sq. metres (991.0 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
Registered office: Gough Lodge, Main Road, Duston, Northampton, NN5 6JJ - Company Registration No: 3636152

Jackson Grundy Estate Agents - Daventry
53-55 High Street, Daventry, Northamptonshire, NN11 4BQ

Call Us 01327 877555
Email Us daventry@jacksongrundy.co.uk

