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# Oaklands Drive, Westone, Northampton, NN3 3JN

£240,000 Semi-Detached

 3  1  2



Department: Sales

Tenure: Freehold

Jackson Grundy Estate Agents - Weston Favell  
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## Property Summary

Jackson Grundy bring to the market a three bedroom semi-detached property situated in the popular Weston development.

## Features & Utilities

- ✓ In Need of Modernisation
- ✓ Full of Potential
- ✓
- ✓
- ✓
- ✓

# Property Overview

Jackson Grundy bring to the market a three bedroom semi-detached property situated in the popular Westone area. The property is in need of refurbishment throughout. Call to arrange an internal inspection. EPC Rating G. Council Tax: D.

## ENTRANCE

Enter view uPVC double glazed door and timber framed door to hall. Stairs leading to first floor. Storage understairs.

## LOUNGE 4.40m max x 3.74m (14'5 x 12'3)

Bay window to front. Open fireplace.

## DINING ROOM 3.04m x 2.79m (10' x 9'2)

uPVC double glazed door to rear elevation. Open fireplace.

## KITCHEN 2.84m x 3.04m (9'4 x 10')

uPVC double glazed window to rear elevation. Base and wall mounted units with roll top work surfaces. Stainless steel bowl and drainer. Storage understairs. Door leading to utility room.

## UTILITY ROOM 3.50m x 2.33m (11'6 7'8)

Space for washing machine. Cupboard. Door and window to rear elevation.

## LANDING

Obscure timber framed window to side.

## BEDROOM THREE 2.78m x 2.17m (9'2 x 7'1)

uPVC double glazed window to front elevation. Built in cupboard.

## BEDROOM ONE 4.40m max x 3.47m (14'5 x 11'5)

uPVC double glazed window to front elevation.

### **BEDROOM TWO 3.04m x 3.47m (10' x 11'5)**

uPVC double glazed window to rear elevation. Electric fireplace.

### **BATHROOM 1.83m x 1.83m (6' x 6')**

Opaque uPVC double glazed window to rear elevation. Pedestal Sink. Airing cupboard housing tank.

### **WC**

Obscure timber framed window to side elevation. Low level WC.

### **OUTSIDE**

#### **FRONT**

Block paved drive to garage. Lawn with small wall front boundary.

#### **GARAGE**

Timber framed doors to front elevation. Electric power and light.

#### **GARDEN**

Lawn to rear. Shrub borders. Panelled fence surround.

#### **OUTBUILDINGS**

uPVC double glazed window to rear elevation. Two brick built sheds.

#### **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 – No

EV Car Charge Point – No

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 – Brick

Outstanding Building Work/Approvals – No

### DRAFT DETAILS

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

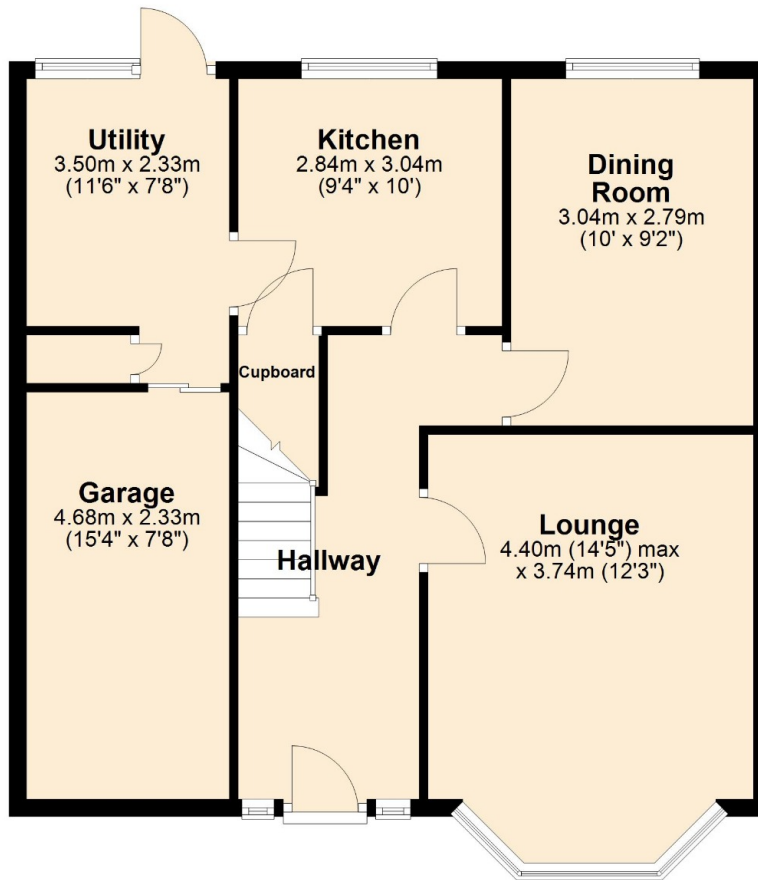
### AGENTS NOTES

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

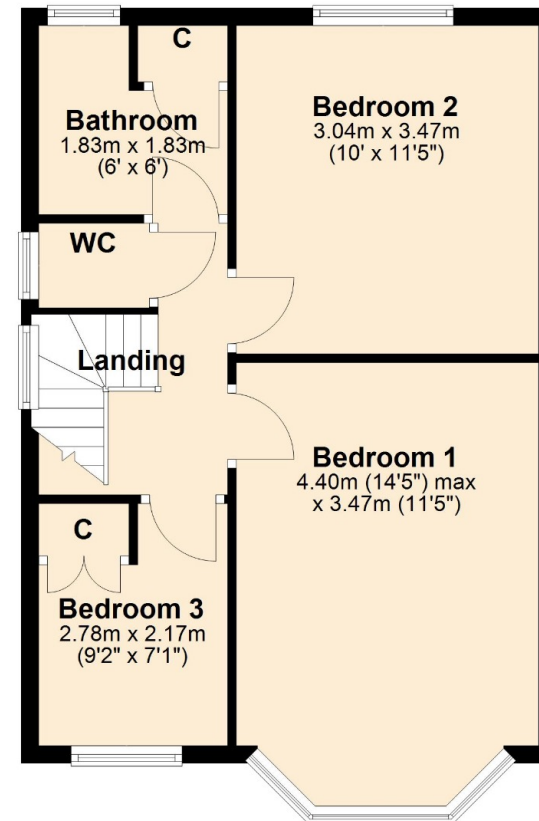
## Ground Floor

Approx. 69.7 sq. metres (750.3 sq. feet)



## First Floor

Approx. 48.1 sq. metres (517.4 sq. feet)



Total area: approx. 117.8 sq. metres (1267.7 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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