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Regency Close, Weedon, NN7 4PD

£355,000 Detached

4 2 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

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Property Summary

Introducing to the market this spacious and well presented four bedroom detached family home, pleasantly tucked away within a quiet cul-de-sac in the highly desirable village of Weedon Bec.

Features & Utilities

- ✓ Four Bedrooms
- ✓ Detached
- ✓ Off Road Parking for Three Vehicles
- ✓ Well Presented Throughout
- ✓ Converted Garage
- ✓ Desirable Village Location
- ✓ WC
- ✓ En-Suite to Main Bedroom
- ✓ Close to Local Amenities
- ✓ Excellent Transport Links

Property Overview

Introducing to the market this spacious and well presented four bedroom detached family home, pleasantly tucked away within a quiet cul-de-sac in the highly desirable village of Weedon Bec.

The property offers versatile and generous living accommodation throughout, including an additional reception room that provides flexible space ideal for a home office, playroom, snug or second sitting room.

Externally, the home benefits from off road parking for multiple vehicles and a well maintained, enclosed rear garden, perfect for families, entertaining or simply enjoying a private outdoor space.

The internal accommodation is thoughtfully arranged and comprises welcoming entrance hallway, a bright and comfortable living room, separate dining room, fitted kitchen, cloakroom, and the additional reception room on the ground floor.

To the first floor are four well proportioned bedrooms and a modern family bathroom. The property enjoys an enviable position located between Towcester, Daventry and Northampton.

Weedon itself offers a wide range of shops, restaurants, leisure facilities and everyday amenities. The location also provides superb access to major transport links, including the M1 motorway at Junction 15A, the M40, the A5 and A43, as well as mainline train stations at both Milton Keynes, Northampton and Long Buckby which offer convenient and fast services into London Euston.

EPC Rating: C. Council Tax Band: D.

MATERIAL INFORMATION

Type – Detached

Age/Era – Ask Agent

Tenure – Freehold

Ground Rent – Ask Agent

Service Charge – Ask Agent
Council Tax – Band D
EPC Rating – C
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, Driveway
EV Charging – Ask Agent
Accessibility – Ask Agent
Coastal Erosion Risk – Ask Agent
Flood Risks – Has not flooded in the last 5 years, No flood defences
Mining Risks – Ask Agent
Restrictions – Ask Agent
Obligations – No restrictions, No private right of way, No Public right of way
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.



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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