JACKSON GRUNDY ESTATE AGENTS

www.jacksongrundy.com

Roe Road, Abington, NN1 4PH

£199,950 - Guide Price End of Terrace

2 2 3

Google 4.8 ★★★★½ Customer Reviews

Department: Sales

Tenure: Freehold







Jackson Grundy Estate Agents - Abington
343 Wellingborough Road, Abington, Northampton, NN1 4ER

Call Us 01604 231111
Email Us abington@jacksongrundy.co.uk

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Property Summary

Being sold via Secure Sale online bidding. Terms & Conditions apply.
Starting Bid £199,950
This property will be legally prepared enabling any interested buyer to secure the property
immediately once their bid/offer has been accepted. Ultimately a transparent process which
provides speed, security and certainty for all parties

A truly unique opportunity offering over 2,400 sq ft of versatile accommodation, including a substantial garage, workshop space and a two/three bedroom house.

Offered to the market is this highly versatile property, presenting an exciting opportunity for a range of uses, subject to the necessary planning consents.

Accessed via the garage doors, the ground floor provides an impressive 72ft garage/workshop, with an internal door providing direct access into the main accommodation. The ground floor further comprises a living room with log burner, fully fitted kitchen and a shower room/utility area.

The first floor offers a large principal bedroom, a four piece bathroom suite, two further versatile rooms which could be utilised as additional bedrooms, offices or living accommodation, together with two separate workshop areas and a further WC.

With its generous floor area, extensive garage and workshop facilities, and flexible layout, this is a completely unique opportunity with significant potential to be repurposed to suit a variety of requirements, subject to the necessary consents.

Early viewing is highly recommended to fully appreciate the size, versatility and potential this property has to offer.

EPC Rating: TBC. Council Tax Band: A.

the County Cricket Ground and bordering Abington Park, a lovely green open space with lakes, aviaries, cafe and museum. Both the Wellingborough Road and Kettering Road run through Abington offering an eclectic mix of shops, bars and eateries as well as giving access to and from the town centre itself. The nearest large supermarket facilities can be accessed within 1¼ miles either in the Spinney Hill or Kingsthorpe areas whilst Northampton offers a further variety of pubs, bars and restaurants plus high street shopping, markets, two theatres (Royal & Derngate) and a cinema/leisure complex. In relation to transportation, Northampton's station has mainline rail services to London Euston and Birmingham New Street whilst Abington's position allows easy access to a variety of main roads including the A45, A43, A508 and A428 and in turn link to the A14 and M1.







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Floorplan



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.

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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

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