



www.jacksongrundy.com

Saxon Heights, Brixworth, NN6 9FD

£290,000 Semi-Detached

 3  2  2



**Platinum Trusted
Service Award**

Based on service ratings
over the past year

feefo

Department: Sales

Tenure: Freehold



Jackson Grundy Estate Agents - Moulton
2 West Street, Moulton, Northampton, NN3 7SB

Call Us 01604 494600
Email Us moulton@jacksongrundy.co.uk





Property Summary

A well presented three bedroom semi detached property situated in the desirable village of Brixworth.

Features & Utilities

- ✓ No Chain
- ✓ Well Presented
- ✓ En-Suite
- ✓ Downstairs WC
- ✓ Four Piece Bathroom
- ✓ Garage To Rear
- ✓ Combination Boiler
- ✓ Parking To Rear
- ✓ Village Location
- ✓ Excellent For First Time Buyer

Property Overview

Jackson Grundy are delighted to be the chosen agent to bring to the market this well presented three bedroom semi detached property situated in the desirable village of Brixworth. The accommodation comprises entrance hall, WC, kitchen and lounge/dining room. To the first floor are three bedrooms, en-suite and family bathroom. The rear has an enclosed garden, leading to the garage and rear parking. This property is rarely available and offered to the market with no onward chain. Please call to book in your internal inspection. EPC Rating: TBC. Council Tax Band: C

HALL

uPVC double glazed composite entrance door. Electric fuse box. Thermostat. Radiator. Staircase rising to first floor. Coving. Alarm control panel.

WC

Frosted uPVC double glazed window to front elevation. Radiator. Low level WC and wash hand basin. Tiling to splash back areas. Coving.

KITCHEN 3.03m x 3.10m (9'11" x 10'2")

uPVC double glazed window to front elevation. Wall and base units. Roll top work surfaces. Stainless steel sink and drainer with mixer tap. Double electric oven, four ring gas hob and extractor. Space for white goods. Worcester combination boiler. Coving. Spotlights. Tiling to splash back areas.

LOUNGE/DINING ROOM 4.96m x 5.23m (16'3" x 17'1")

uPVC double glazed windows and French doors to rear elevation. Radiator. Coving. Storage under stairs.

FIRST FLOOR LANDING

Airing cupboard. Access to loft space which is fully boarded. Doors to:

BEDROOM ONE 3.76m x 3.18m (12'4" x 10'5")

uPVC double glazed window to rear elevation. Radiator.

EN-SUITE

Ceiling lantern. Suite comprising low level WC, pedestal wash hand basin and shower cubicle with electric shower over. Tiled floor to ceiling. Spotlights.

BEDROOM TWO 2.46m x 3.18m (8' x 10'5")

uPVC double glazed window to front elevation. Radiator.

BEDROOM THREE 2.51m x 1.97m (8'2" x 6'5")

uPVC double glazed window to rear elevation. Radiator.

BATHROOM

Frosted uPVC double glazed window to front elevation. Low level WC, pedestal sink, panelled bath and double shower. Tilled floor to ceiling.

OUTSIDE

FRONT GARDEN

Block paved path to front door. Flower bed borders. Gated rear access.

REAR GARDEN

Patio area front to rear. Shingled area. Shrubs and flower bed borders.

GARAGE

Brick built pitched roof. Up and over door.

DRAFT DETAILS

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

MATERIAL INFORMATION

Type – Semi Detached

Age/Era – Ask Agent

Tenure – Freehold

Ground Rent – Ask Agent

Service Charge – Ask Agent

Council Tax – Ask Agent
EPC Rating – Ask Agent
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 – Garage
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, No easements/servitudes/wayleaves
Rights and Easements – Ask Agent

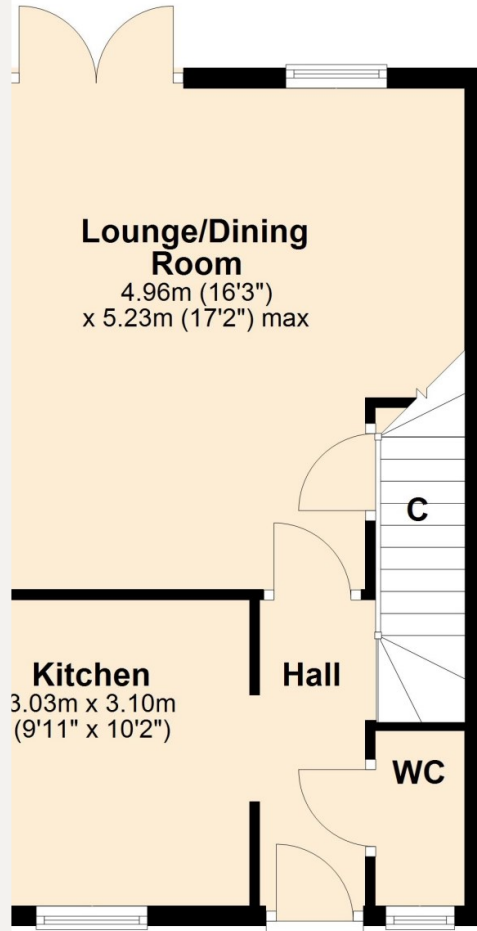
AGENTS NOTES

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

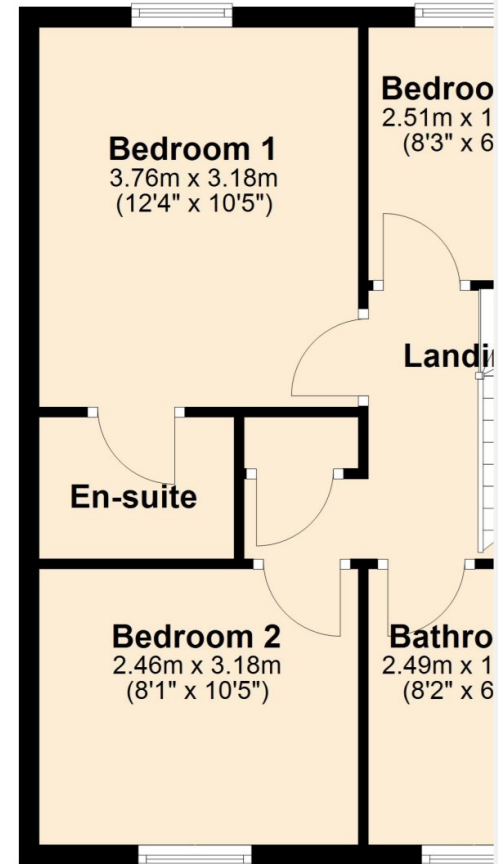
Ground Floor

Approx. 42.9 sq. metres (462.2 sq. feet)



First Floor

Approx. 40.9 sq. metres (440.5 sq. feet)



Total area: approx. 83.9 sq. metres (902.7 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

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