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# Station Road, Long Buckby, NN6 7QB

£380,000 Detached

4 1 1



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over the past year

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Department: Sales

Tenure: Freehold



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## Property Summary

A very smart and spacious four bedroom detached house with a stunning kitchen / breakfast room and adjoining conservatory. There are two set of bi-fold doors connecting the rooms and then leading out to the landscaped garden.

## Features & Utilities

- ✓ Detached House
- ✓ Four Bedrooms
- ✓ Large Kitchen
- ✓ Island Unit
- ✓ Bi-Fold Doors
- ✓ Conservatory
- ✓ Parking For Five Cars
- ✓ Garage
- ✓ Excellent Condition

# Property Overview

A very smart and spacious four bedroom detached house with a stunning kitchen / breakfast room and adjoining conservatory. There are two set of bi-fold doors connecting the rooms and then leading out to the landscaped garden. The kitchen worktops are granite, as is the top of the central island / breakfast bar. There is radiator heating and uPVC double glazing. There is parking for up to five cars and a garage. EPC Rating C. Council Tax Band D.

## ENTRANCE HALL

Entrance via front door. Radiator. Stairs rising to first floor landing.

## CLOAKROOM

Window to side elevation. Chrome heated towel rail. Fitted with a WC and wash hand basin. Tiled splash backs. Tiled floor.

## LOUNGE 5.16m x 4.72m (16'11" x 15'6")

Two windows to front elevation. Two radiators. Fireplace with coal effect fire.

## KITCHEN /BREAKFAST ROOM 3.58m x 4.72m (11'9" x 15'6")

Window to side elevation. Vertical radiator. Fitted with a range of wall, base and drawer units with granite work tops. Integrated dishwasher. Range oven with extractor hood over. Underslung sink unit with mixer tap over. Understairs storage cupboard. Central island with granite work top incorporating a breakfast bar. Bi-fold doors to:

## CONSERVATORY 2.84m x 3.71m (9'4" x 12'2")

uPVC double glazed construction. Vertical radiator. Bi-fold doors leading to rear garden.

## FIRST FLOOR LANDING

Access to loft storage space. Airing cupboard.

## BEDROOM ONE 3.78m x 2.67m (12'5" x 8'9")

Window to rear elevation. Radiator. Built in wardrobes.

### **BEDROOM TWO 3.96m x 2.62m (13' x 8'7")**

Window to front elevation. Radiator.

### **BEDROOM THREE 2.84m x 1.93m (9'4" x 6'4")**

Window to rear elevation. Radiator.

### **BEDROOM FOUR 2.16m x 1.98m (7'1" x 6'6")**

Window to front elevation. Radiator.

### **BATHROOM 3.23m x 1.70m (10'7" x 5'7")**

Window to side elevation. Chrome heated towel rail. Underfloor heating. Suite comprising shower bath with screen and shower attachment over, WC, wash hand basin and separate shower cubicle. Tiled walls.

### **OUTSIDE**

#### **FRONT GARDEN**

Off road parking for five cars.

#### **REAR GARDEN**

Landscaped garden with shaped lawn and decking areas. Gated side access. Planted borders.

#### **GARAGE**

Up and over door. Power and light connected.

### **DRAFT DETAILS**

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

### **MATERIAL INFORMATION**

Type – Detached

Age/Era – Ask Agent



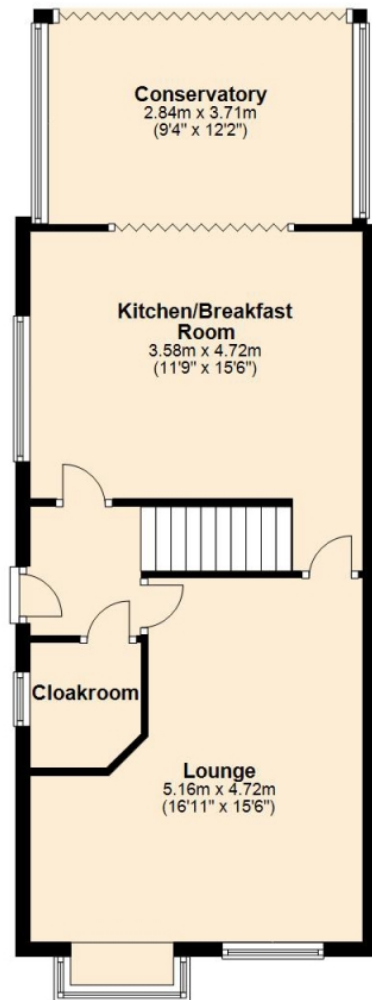
Tenure – Freehold  
Ground Rent – Ask Agent  
Service Charge – Ask Agent  
Council Tax – Band D  
EPC Rating – C  
Electricity Supply – Mains  
Gas Supply – Mains  
Water Supply – Mains  
Sewerage Supply – Mains  
Broadband Supply – Ask Agent  
Mobile Coverage – Depends on provider  
Heating – Central Heating, Gas Central Heating, Gas Heating  
Parking – Parking, Driveway, Garage  
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

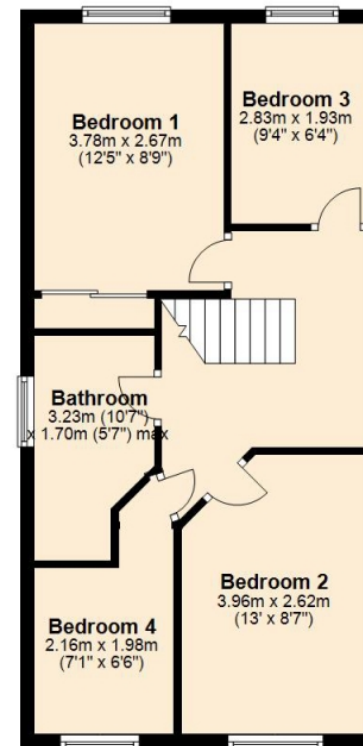
i Viewings by appointment only through us ii These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending purchaser 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



First Floor



Total area: approx. 104.9 sq. metres (1129.1 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.

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