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The Pound, Great Brington, Northamptonshire, NN7 4JQ

£425,000 Semi-Detached

4 2 2



Department: Sales

Tenure: Freehold

Jackson Grundy Estate Agents - Long Buckby
3 Market Place, Long Buckby, Northampton, NN6 7RR

Call Us 01327 842093
Email Us longbuckby@jacksongrundy.co.uk





Property Summary

An extended and improved four bedroom semi detached house situated in this beautiful and highly desirable village.

Features & Utilities

- ✓ Semi Detached House
- ✓ Four Bedrooms
- ✓ Large Kitchen / Dining / Living Room
- ✓ Two Bathrooms
- ✓ Two Reception Rooms
- ✓ Utility Room & Cloakroom
- ✓ 80ft South Facing Rear Garden
- ✓ uPVC Double Glazing
- ✓ Radiator Heating
- ✓ No Onward Chain

Property Overview

An extended and improved four bedroom semi detached house situated in this beautiful and highly desirable village. It has direct access to superb local walks and is just a short stroll from the renowned pub, shop and church. The property has a hall, lounge with log burner, family room, Bells fitted kitchen / dining / living room with a semi vaulted ceiling, utility room and cloakroom. Upstairs there are four bedrooms, bathroom and a shower room. The south facing rear garden is 80ft in length and the property has uPVC double glazing and radiator heating. EPC Rating E. Council Tax Band C.

ENTRANCE HALL

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

LOUNGE 3.81m x 4.14m (12'6 x 13'7)

Window to rear elevation. Radiator. Fireplace with log burner.

FAMILY ROOM 3.05m x 2.95m (10'0 x 9'8)

Window to side elevation. Radiator.

KITCHEN / DINING / LIVING ROOM

KITCHEN AREA 5.72m x 2.52m (18'9 x 8'3)

Window to front elevation. Vertical radiator. Fitted with a range of wall, base and drawer units with quartz work tops. Integrated fridge, freezer and dishwasher. Range oven with extractor hood over. Underslung sink unit. Solid wooden floor.

DINING / LIVING ROOM 2.67m x 5.56m (8'9 x 18'3)

Semi vaulted ceiling with Velux window to rear elevation. Full height windows to side and rear elevations. Two vertical radiators. Solid wooden floor. French doors to rear elevation.

UTILITY ROOM 2.92m x 2.95m (9'7 x 9'8) maximum measurements

Fitted with a range of wall, base and drawer units with granite work tops. Belfast sink unit. Space for washing machine and tumble dryer. Shelving. Solid wooden floor. Space for boots and coats. Door to side elevation.

CLOAKROOM

Window to front elevation. Chrome heated towel rail. Suite comprising WC and wash hand basin. Tiled splash backs. Solid wooden floor.

FIRST FLOOR LANDING

Window to front elevation. Radiator. Two loft accesses. Airing cupboard.

BEDROOM ONE 3.28m x 3.66m (10'9 x 12'1)

Window to rear elevation. Radiator. Built in wardrobe.

BEDROOM TWO 3.91m x 2.95m (12'10 x 9'8)

Window to rear elevation. Radiator.

BEDROOM THREE 2.82m x 2.54m (9'3 x 8'4)

Window to rear elevation. Radiator.

BEDROOM FOUR 2.31m x 2.67m (7'7 x 8'9)

Window to front elevation. Radiator.

SHOWER ROOM 1.75m x 1.70m (5'9 x 5'7)

Window to front elevation. Chrome heated towel rail. Suite comprising shower in a tiled cubicle, WC and wash hand basin with storage below. Tiled splash backs.

BATHROOM 2.06m x 2.95m (6'9 x 9'8)

Window to rear elevation. Chrome heated towel rail. Suite comprising freestanding roll top bath with floor mounted taps and shower attachment, WC and wash hand basin. Tiled splash backs.

OUTSIDE

FRONT GARDEN

Lawn area. Gated side access.

REAR GARDEN

80ft South facing garden with lawn, paved seating area and block paved path leading to raised vegetable beds and garden shed. Apple and Magnolia trees.

DRAFT DETAILS

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

MATERIAL INFORMATION

Electricity Supply – Mains

Gas Supply – None in village

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 – None

EV Car Charge Point – None

Primary Heating Type – Electric

Parking – None

Accessibility – Ask Agent

Right of Way – Ask Agent

Restrictions – Ask Agent

Flood Risk – <https://flood-map-forplanning.service.gov.uk/>

Property Construction – Ask Agent

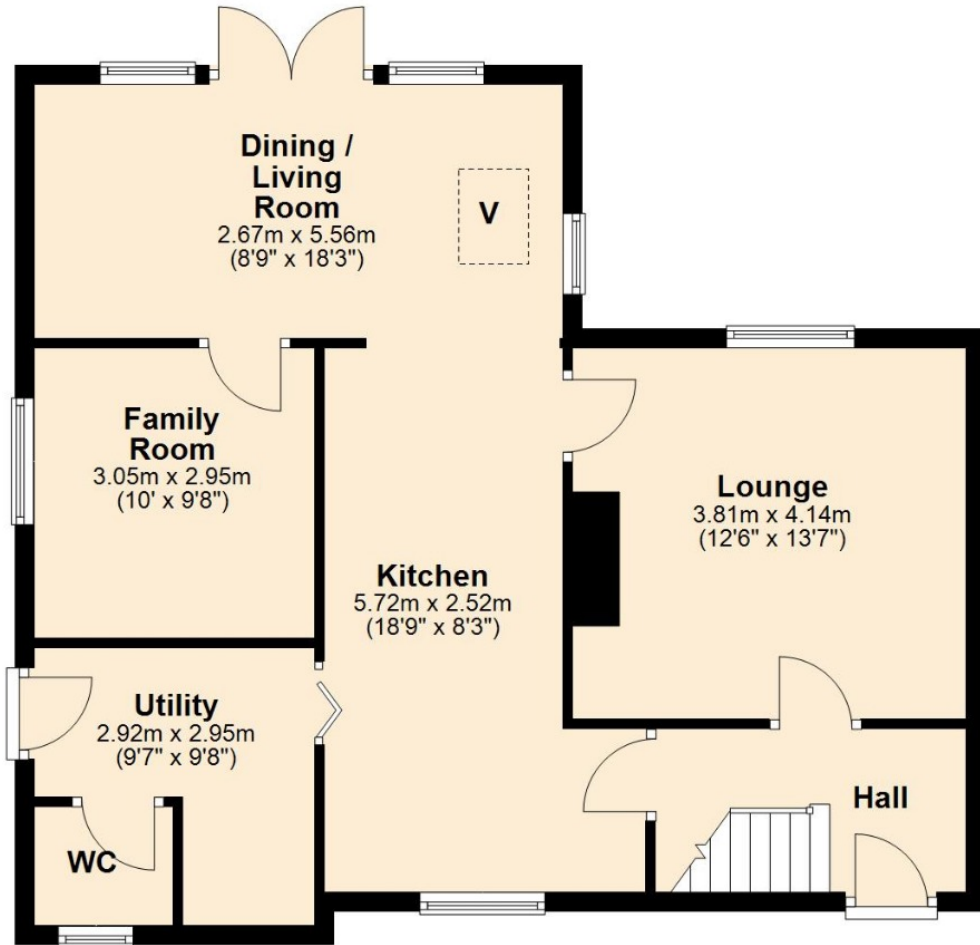
AGENTS NOTES

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

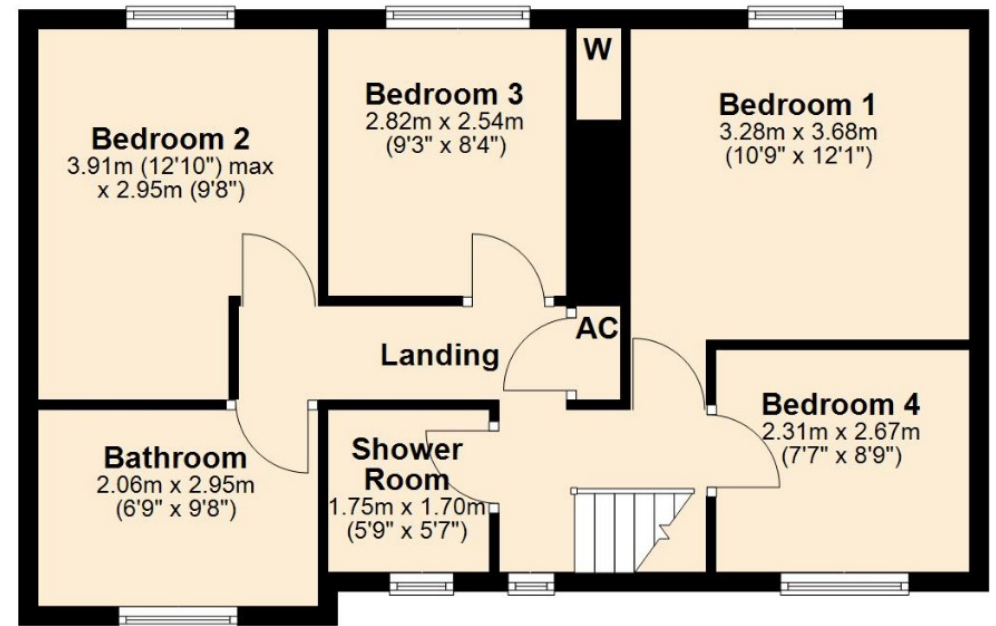
Ground Floor

Approx. 72.1 sq. metres (775.7 sq. feet)



First Floor

Approx. 57.6 sq. metres (619.5 sq. feet)



Total area: approx. 129.6 sq. metres (1395.2 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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Registered office: Gough Lodge, Main Road, Duston, Northampton, NN5 6JJ - Company Registration No: 3636152

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