



www.jacksongrundy.com

Timken Way, Daventry, NN11 9TD

£239,950 - Guide Price Town House

3 2 1



Department: Sales

Tenure: Freehold



Jackson Grundy Estate Agents - Daventry
53-55 High Street, Daventry, Northamptonshire, NN11 4BQ

Call Us 01327 877555
Email Us daventry@jacksongrundy.co.uk





Property Summary

A spacious and well presented family home that offers versatile accommodation across three well designed floors, located on the ever popular Timken Estate, Daventry. Upon entering, you are greeted by a welcoming entrance hall that sets the tone for the rest of the property.

Features & Utilities

- ✓ Three Bedrooms
- ✓ Town House
- ✓ En-Suite
- ✓ Well Proportioned Throughout
- ✓ WC
- ✓ 16 ft Lounge/Dining Room
- ✓ 18 ft Main Bedroom
- ✓ Dressing Room
- ✓ Close to Local Amenities & Town Centre
- ✓ No Onward Chain

Property Overview

A spacious and well presented family home that offers versatile accommodation across three well designed floors, located on the ever popular Timken Estate, Daventry. Upon entering, you are greeted by a welcoming entrance hall that sets the tone for the rest of the property.

The ground floor features a modern, well equipped kitchen with ample storage and workspace, as well as a bright and airy lounge/dining room that provides the ideal setting for everyday living and entertaining, with plenty of natural light enhancing the sense of space. A convenient downstairs WC completes the ground floor accommodation.

The first floor hosts two comfortable and well proportioned bedrooms, each offering flexibility for use as children's rooms, guest rooms, or home office space. A contemporary family bathroom serves this level, fitted with modern fixtures and a clean, neutral décor. The second floor is dedicated to an impressive main suite, boasting a generously sized bedroom, a private ensuite shower room, and a substantial walk in wardrobe that adds a touch of luxury and convenience.

Outside, the property benefits from an enclosed rear garden, offering a safe and private outdoor area perfect for relaxing, dining, or play. Low maintenance landscaping provides the opportunity to enjoy the space year round, making it a wonderful extension of the home.

EPC Rating: C. Council Tax Band: C.

GROUND FLOOR

HALLWAY

LOUNGE/DINING ROOM

KITCHEN

WC

FIRST FLOOR

LANDING

BEDROOM TWO

BEDROOM THREE

BATHROOM

TOP FLOOR

LANDING

BEDROOM ONE

EN-SUITE

STORAGE/DRESSING AREA

OUTSIDE

FRONT GARDEN

REAR GARDEN

MATERIAL INFORMATION

Type – Town House

Age/Era – Ask Agent

Tenure – Freehold

Ground Rent – Ask Agent

Service Charge – Ask Agent
Council Tax – Band C
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, On Street
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

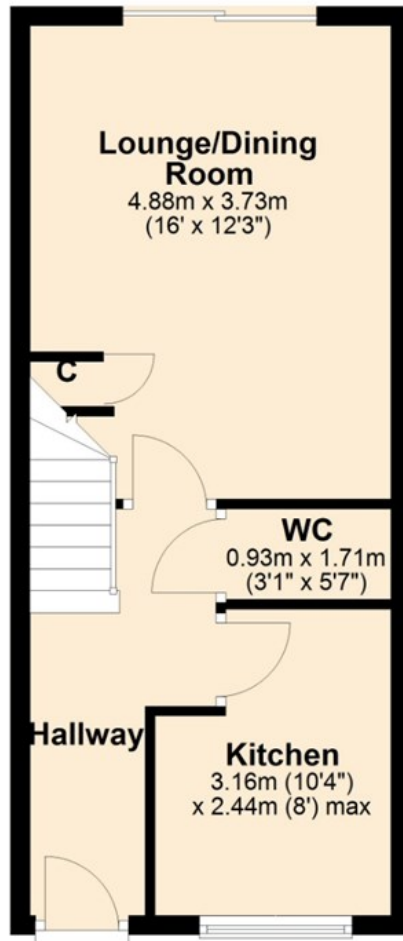
1. Viewings by appointment only through Jackson Grundy. 2. These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any 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.

Floorplan

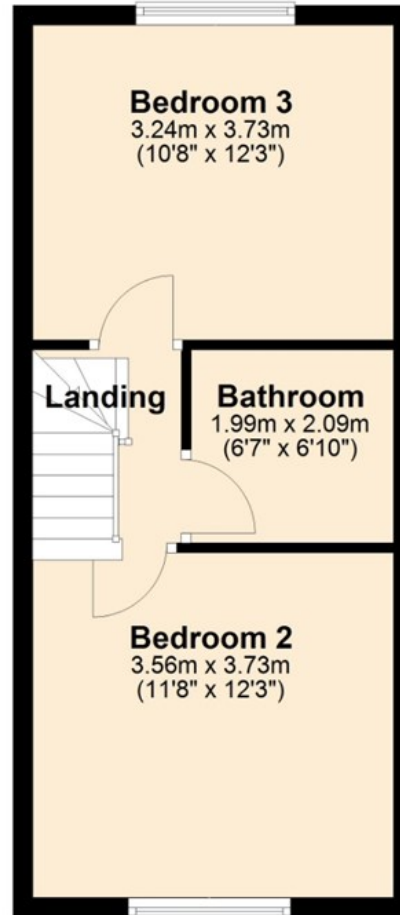
Ground Floor

Approx. 34.3 sq. metres (369.6 sq. feet)



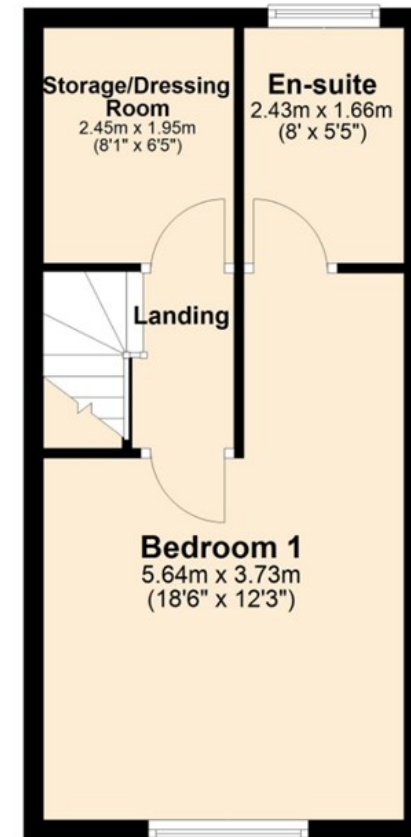
First Floor

Approx. 33.5 sq. metres (360.7 sq. feet)



Top Floor

Approx. 30.4 sq. metres (327.5 sq. feet)



Total area: approx. 98.3 sq. metres (1057.8 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