



**Leyland Drive**  
Kingsthorpe, Northampton

**oriordanbond**  
SALES & LETTINGS



## Leyland Drive

Kingsthorpe  
NN2 8QA

Price  
£275,000

**A well presented three bedroom semi-detached family home, situated in this desirable area of Kingsthorpe, with easy access to local schools, shops, transport links and countryside views.**

Accommodation comprises entrance hall with access to the integral garage, kitchen and a large sitting/dining room overlooking the rear garden. From the first floor landing are three bedroom with fitted cupboards to bedroom one and two and a three-piece family bathroom with airing cupboard. Outside is a well maintained rear garden with decked patio area leading to laid to lawn and side access. To the front of the property is a driveway providing off road parking leading to an integral garage and a small low maintenance garden. Further benefits include uPVC double glazing and gas radiator heating (B/912/M)

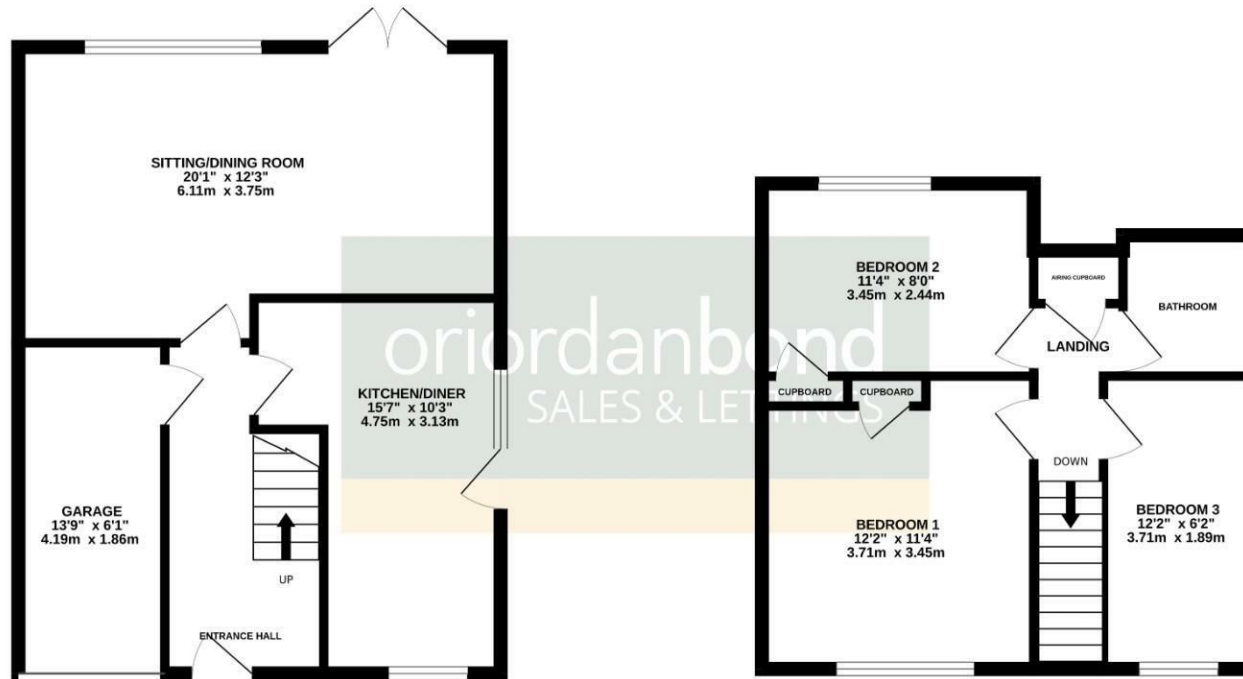
- Three bedroom semi-detached family home
- Large sitting/dining room
- Gas radiator heating
- Enclosed rear garden
- Off road parking and integral garage
- Great location with amenities close by





GROUND FLOOR  
522 sq.ft. (48.5 sq.m.) approx.

1ST FLOOR  
390 sq.ft. (36.2 sq.m.) approx.



TOTAL FLOOR AREA : 912 sq.ft. (84.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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### Additional information

- Council Tax Band: C
- Energy Efficiency Rating:

### Viewing

Viewing strictly by appointment – details below

### Disclaimer

O'Riordan Bond Estate Agents Limited has not tested apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor.

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