



**Oulton Rise**  
Parklands, Northampton

**oriordanbond**  
SALES & LETTINGS



## Oulton Rise

Parklands  
NN3 6EW

Guide Price  
£250,000

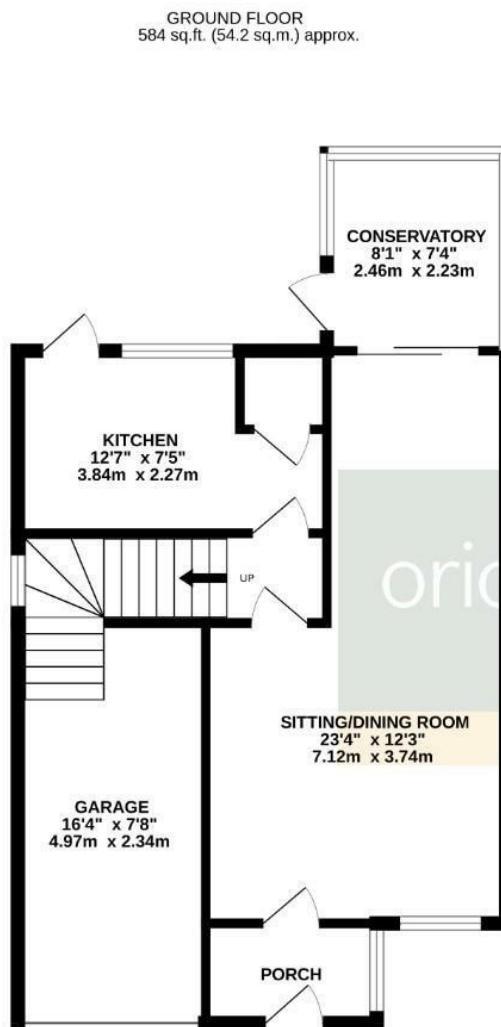
A mature three bedroom semi-detached property, situated in this sought after location, close to lots of local amenities, shops and good schooling to include Northampton School for Girls. Offered for sale with no onward chain, the property is in need of cosmetic re-decoration but offers great value.

Accommodation comprises porch, spacious sitting/dining room, kitchen and conservatory. The first floor offers three double bedrooms and a family bathroom. Outside is a southerly facing and established rear garden with entertaining patio, shrub borders and side access. To the front is a good size garden with driveway providing off road parking leading to a single garage. Further benefits include double glazing and gas radiator heating. (C/900/M)

- Three bedroom semi-detached home
- Conservatory
- Gas radiator heating
- Enclosed rear garden
- Driveway and garage
- No onward chain







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TOTAL FLOOR AREA: 1051 sq ft (97.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the information 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.

**O'Riordan Bond Parklands Sales**

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