



**9 Haddon Close, Rushden  
Northamptonshire NN10 9HZ  
Price £285,000 Freehold**

\*Floorplan and internal marketing photographs coming soon - do not delay - view this stunning, extended bungalow today to avoid disappointment\* Offered for sale with no onward chain and comprising: hall, lounge, modernised kitchen/dining room, utility cupboard, inner hall, two double bedrooms, modernised shower room/WC, side hall, PVC double glazing, gas radiator central heating, driveway, front garden, garage and large rear garden. Only upon viewing will this property be fully appreciated.

- Floorplan and internal marketing photographs coming soon
- Do not delay - view this stunning, extended bungalow today to avoid disappointment
- Offered for sale with no onward chain
- Hall, lounge, modernised kitchen/dining room
- Utility cupboard, inner hall
- Two double bedrooms, Modernised shower room/WC, side hall
- PVC double glazing, gas radiator central heating
- Driveway, front garden, garage and large rear garden
- Only upon viewing will this property be fully appreciated
- Energy Efficiency Rating - D61



### **Location**

Off Barnwell Drive. The property is identified by our 'For Sale' board. Viewings should be made via ourselves the Sole Selling Agents on 01933 316316.

### **Council Tax Band**

B

### **Energy Rating**

Energy Efficiency Rating - D61

Certificate number - 8258-7923-5890-5807-9906

### **Agents Note**

If you make arrangements to view and/or offer on this property, Mike Neville Estate Agents will request certain personal and contact information from you in order to provide our most efficient and professional service to both you and our vendor client.

To view our Privacy Policy, please visit [www.mike-neville.co.uk/privacy](http://www.mike-neville.co.uk/privacy)

### **Disclaimer**

Mike Neville Estate Agents for themselves and the Vendors/Lessors of this property, give notice that (a) these particulars are produced in good faith as a general guide only and do not constitute or form part of a contract (b) no person in the employment of Mike Neville has authority to give or make any representation or warranty whatsoever in relation to the property. Any appliances mentioned have not been tested by ourselves.

### **Floorplans**

Floor plans are for identification purposes only and not to scale. All measurements are approximate. Wall thickness, door and window sizes are approximate. Prospective purchasers are strongly advised to check all measurements prior to purchase.

### **Money Laundering Regulations 2017**

We are required to obtain proof of identity and proof of address, as well as evidence of funds and source of deposit, on or before the date that a proposed purchaser's offer is accepted by the vendor (seller).



