



# Reedham Close

Duston, Northampton

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SALES & LETTINGS



## Reedham Close

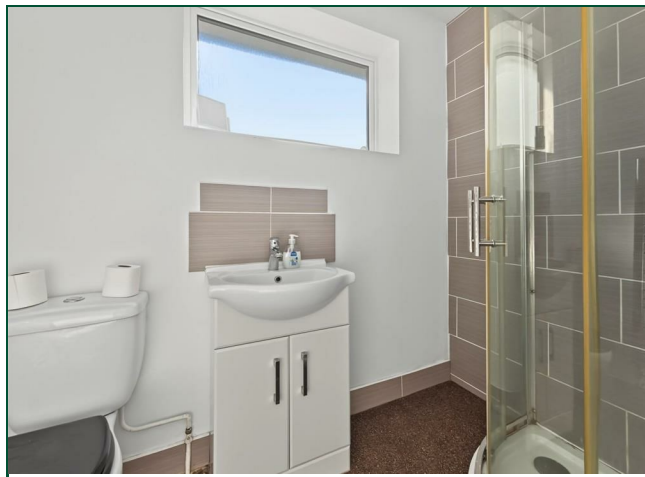
Duston  
NN5 6TT

Price  
£270,000

Situated at the end of a quiet cul-de-sac and overlooking an attractive green space is this three bedroom semi-detached family home. The property is in need of some modernisation, offering an excellent opportunity for a buyer to put their own stamp on the home, and is conveniently positioned within walking distance of local amenities, schooling and transport links.

The accommodation comprises entrance hall, sitting room, kitchen/dining room and conservatory overlooking the rear garden. To the first floor are two double bedrooms, a well proportioned single bedroom and a shower room. Outside, the property benefits from a well kept, enclosed south/westerly facing rear garden with artificial grass and patio seating area providing an ideal space for entertaining. To the front is off road parking for two vehicles with access to a detached garage. (C/1039/M)

- Three bedroom semi-detached house
- Kitchen/dining room
- Conservatory
- Enclosed rear garden
- Off road parking with garage
- No onward chain

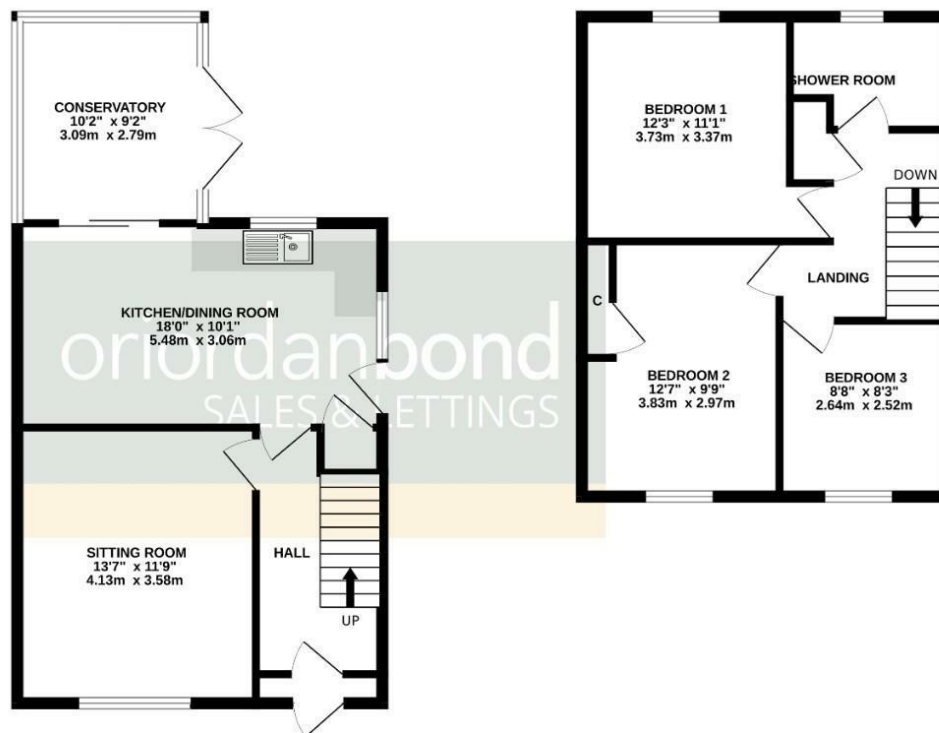




GARAGE  
97 sq.ft. (9.0 sq.m.) approx.

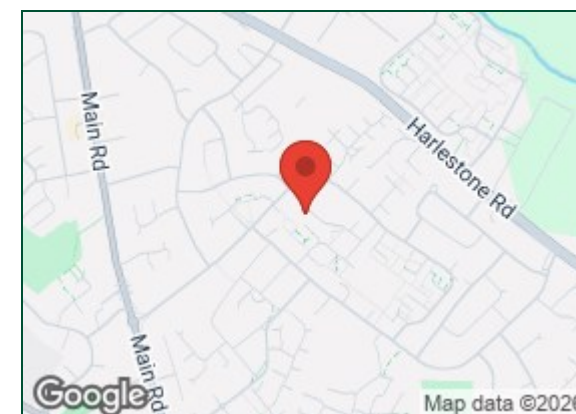
GROUND FLOOR  
518 sq.ft. (48.1 sq.m.) approx.

1ST FLOOR  
425 sq.ft. (39.5 sq.m.) approx.



TOTAL FLOOR AREA : 1039 sq.ft. (96.6 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: D

### 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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