



**Winchester Road**  
Delapre, Northampton

**oriordanbond**  
SALES & LETTINGS



## Winchester Road

Delapre  
NN4 8AZ

PRICE £269,995

This three bedroom semi-detached home is offered for sale with no chain in the very popular area of Delapre, part of NN4. The property is located close to many local schools as well as good road links to the A45.

The accommodation comprises entrance hall with stairs to first floor, sitting room, dining room with French doors to the rear garden, fitted kitchen, utility with patio doors to the rear garden and a cloakroom/WC. On the first floor are three bedrooms and bathroom with separate WC. Outside is a driveway to the front providing off road parking for two cars leading to a single garage. The rear garden has a patio area to the immediate rear with the remainder being laid to lawn with shrub borders and enclosed by timber fencing. Further benefits include uPVC double glazing and gas radiator heating. (C/1054/M)

### Additional information

- Council Tax Band: C
- Energy Efficiency Rating: D

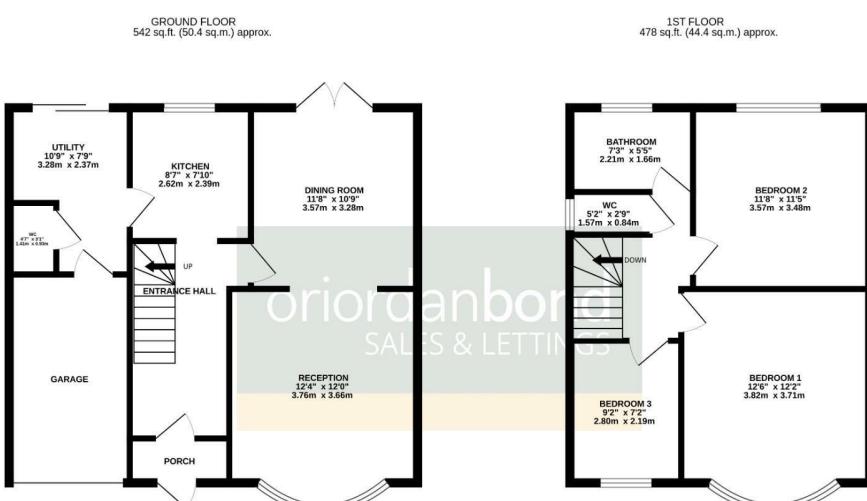
### Viewing

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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**TOTAL FLOOR AREA:** 1054sq ft. (97.9 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 inaccuracy. The floorplan is for illustrative purposes only and should not be relied upon for 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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