Merry Hill

West Hunsbury, Northampton

oriordanbond
SALES & LETTINGS

Merry Hill

West Hunsbury
NN4 9YH

Offers Over
£265,000

This immaculately presented three bedroom semi-detached home is offered for sale in the very popular area of West Hunsbury, part of NN4.

The accommodation comprises entrance hall with stairs to first floor and opening to a modern fitted kitchen with built-in appliances and pass through to sitting room which benefits from a breakfast bar, a feature wall mounted fire and French doors to the rear garden, On the first floor are three bedrooms and family bathroom suite. Outside is a lawned front garden and off road parking to the side for three cars in front of an oversized single garage. The private rear garden has a patio area, decked seating area with the remainder laid to lawn and enclosed by timber fencing with gated side access and pedestrian door into the garage. Further benefits include uPVC double glazing and gas radiator heating. (A/726/S)

- Three bedroom semi-detached home
- Sitting room with French doors to garden
- Modern fitted kitchen with built-in appliances
- Gas radiator heating
- Private rear garden
- Off road parking and oversized single garage

GROUND FLOOR
363 sq.ft. (33.7 sq.m.) approx.

1ST FLOOR
363 sq.ft. (33.7 sq.m.) approx.

TOTAL FLOOR AREA : 726 sq.ft. (67.4 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: C

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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The Property Ombudsman

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