



# Bartlets Well

Brixworth, Northamptonshire

BARTLETS WELL

oriordanbond  
SALES & LETTINGS



## Bartlets Well

Brixworth

NN6 9FQ

£3,000 PCM

A superb and rarely available four bedroom executive detached family home, located down a private driveway, in the heart of this highly sought after village. Offering an impressive 2,198sq ft of beautifully presented accommodation, the property features a welcoming entrance hall, cloakroom/WC, a stunning open plan kitchen/dining/family room with integrated appliances, central island and bi-fold doors opening onto the landscaped rear garden. A separate utility room, spacious lounge with log burner and dedicated study complete the ground floor. Upstairs are four generous double bedrooms including two with ensuite shower rooms. The impressive principal suite also benefits from a spacious dressing area with built-in wardrobes. A modern four-piece family bathroom with bath and separate shower cubicle. Outside, the landscaped rear garden enjoys a sun terrace large lawn area and patio. To the rear of the property is a single garage with power and light and a driveway for two to three cars, with further parking at the side of the property. Further benefits include gas radiator heating and double glazing throughout.

### Tenancy Information

- Deposit: £3,461.00
- Smokers: Not Allowed
- Unfurnished
- Available: Early July 2026
- 1 Week Holding Deposit (£692.00)

### Additional information

- Council Tax Band: G
- Energy Efficiency Rating: B

### 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.

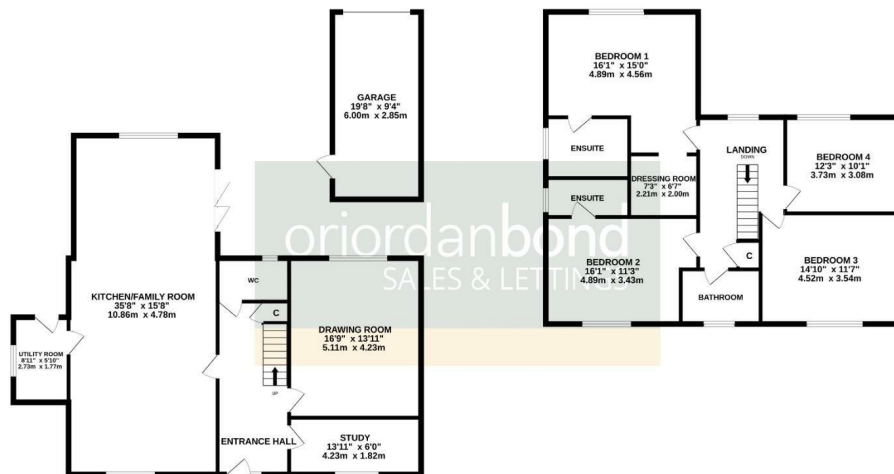
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GROUND FLOOR  
1274 sq.ft. (118.4 sq.m.) approx.

1ST FLOOR  
991 sq.ft. (92.1 sq.m.) approx.



TOTAL FLOOR AREA: 2266 sq.ft. (210.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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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