



Sumner Grove

Wollaston, Northamptonshire

oriordanbond
SALES & LETTINGS



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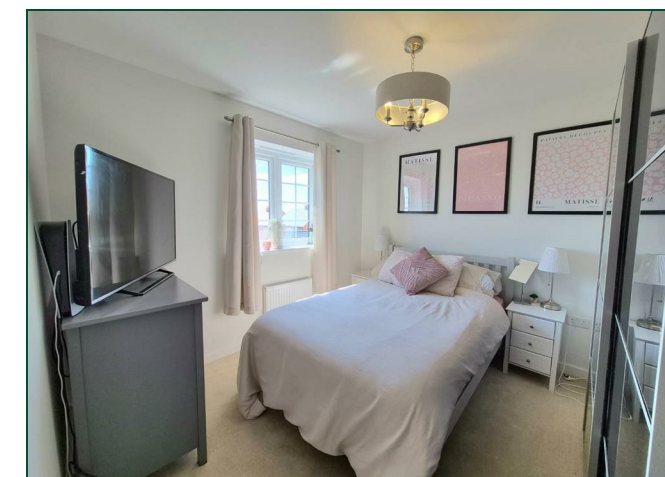
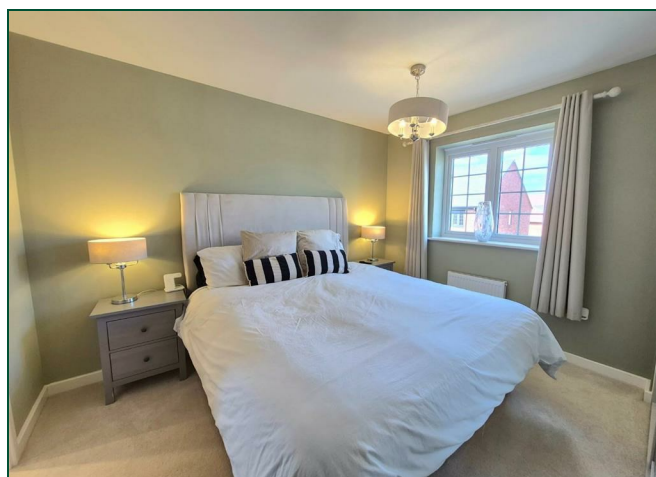
Wollaston
NN29 7UJ

Price
£430,000

O'Riordan Bond is pleased to offer to the market this well presented four bedroom detached family home offering spacious accommodation perfect for the modern family. The property is located on a large corner plot with enclosed walled garden, garage and driveway with parking for two cars, countryside views to the front and offered for sale with no onward chain.

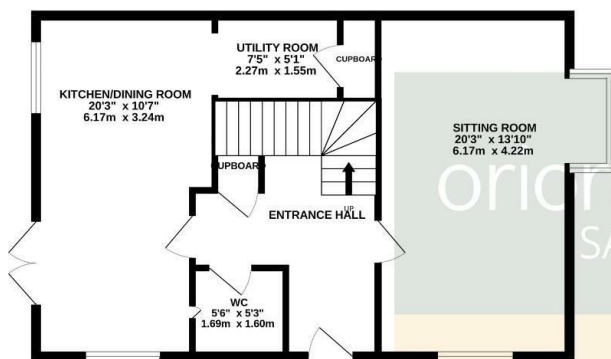
Accommodation comprises entrance hall, cloakroom/WC, large sitting room, spacious open plan kitchen/dining room with built-in appliances and French doors to the rear garden, utility room, stairs to first floor landing, master bedroom with built-in wardrobes and en-suite shower room, two further double bedrooms, a good size single bedroom and a family bathroom. Outside, the front is open with lawn area and potted plants and shrubs. To the rear is an enclosed walled garden with patio area, lawn and wooden gated access to a tarmac driveway with parking for two cars and single garage. Further benefits include uPVC double glazing, gas radiator heating and remaining NHBC warranty. (A/1245/M)

- Four bedroom detached home
- En-suite to master bedroom
- Open plan kitchen/dining room
- Gas radiator heating
- Enclosed walled rear garden
- Driveway and garage

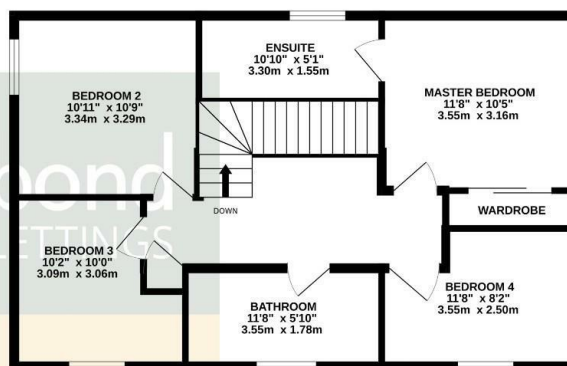




GROUND FLOOR
655 sq.ft. (60.8 sq.m.) approx.



1ST FLOOR
590 sq.ft. (54.9 sq.m.) approx.



TOTAL FLOOR AREA : 1245 sq.ft. (115.7 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: E
- 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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