



**Stanley Road**  
St. James, Northampton

**oriordanbond**  
SALES & LETTINGS



GROUND FLOOR  
412 sq.ft. (38.3 sq.m.) approx.



1ST FLOOR  
356 sq.ft. (33.1 sq.m.) approx.



## Stanley Road

St. James

NN5 5EH

OFFERS OVER £195,000

Offered to the market with no onward chain is this three bedroom end terraced house. Located within the popular residential area of St. James, set within close proximity to local shops, parks, along with Northampton's town centre and train station, the property would make an ideal purchase for first time buyers.

Accommodation comprises entrance hall, sitting room, dining room, kitchen, bathroom and three first floor double bedrooms. Outside is a rear garden with patio area and lawn. Further benefits include gas radiator heating and uPVC double glazing. (B/768/S)

### Additional information

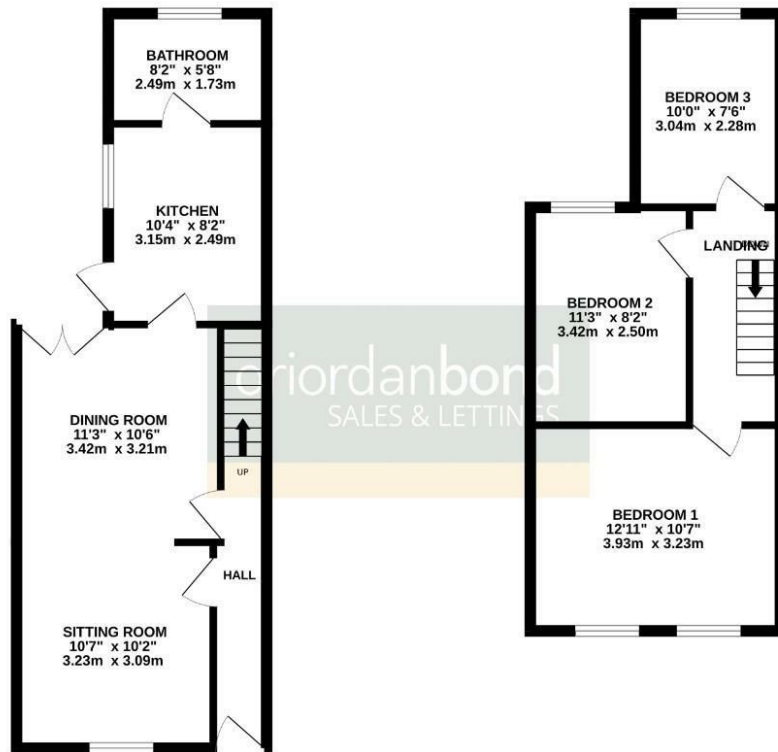
- Council Tax Band: A
- Energy Efficiency Rating: D

### 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.



TOTAL FLOOR AREA: 768 sq.ft. (71.4 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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