



30 Augusta Avenue
Collingtree Park, Northampton

oriordanbond
TOWN & COUNTRY



30 Augusta Avenue

Collingtree Park

Northampton NN4 0XP

£850,000

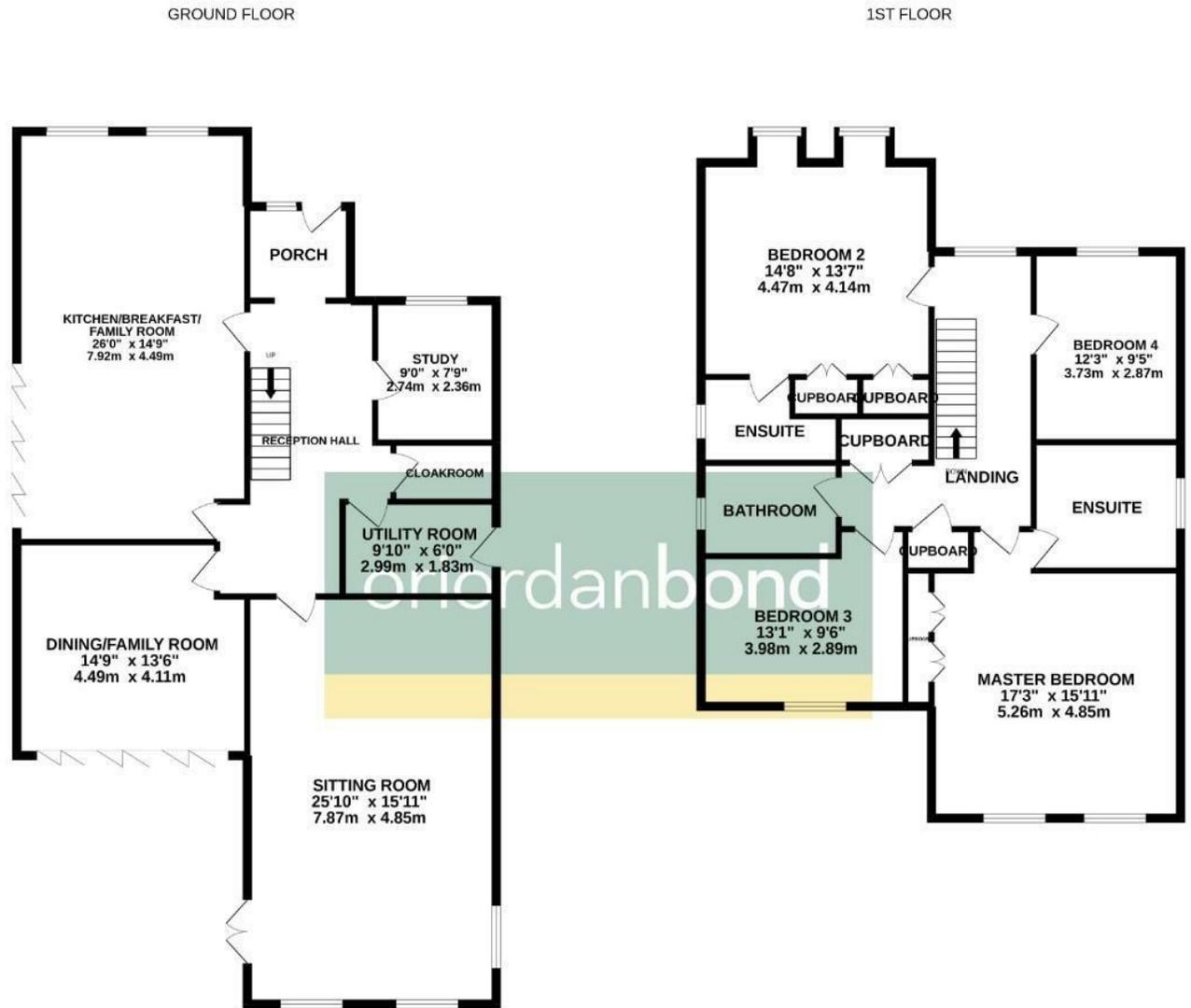
A beautifully presented detached family home on this highly desirable road, situated on the southern boundary of Northampton, close to Collingtree Golf Course. The property is within close proximity to a wide range of amenities and excellent schooling and has been improved and upgraded in recent years with high quality fittings including high spec kitchen, bathroom and two en-suites.

The accommodation includes a spacious reception hall, study, cloakroom/WC, large extended sitting room, re-fitted kitchen/breakfast/family room, dining/family room, utility room, first floor landing master bedroom suite with re-fitted en-suite bathroom with double Jacuzzi bath, guest bedroom with re-fitted en-suite shower room, two further double bedrooms and re-fitted family bathroom. The property benefits from gas radiator heating, double glazing and block paved drive providing ample off road parking leading to detached double garage with electric shutter doors. The property is situated on a good size plot with a private aspect. (A/2600/M)

- Beautifully presented four double bedroom detached home
- Master and guest en-suite bedrooms
- Re-fitted high spec kitchen/breakfast/family room
- Separate reception rooms
- Private landscaped rear garden
- Ample off road parking and double garage with electric doors







TOTAL FLOOR AREA: 2600sq.ft. (241.5 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.
Made with Metropix ©2022



Additional information

- Council Tax Band: G
- 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.

O’Riordan Bond Town and Country Sales
01604 766007

tandcnpton@oriordanbond.co.uk

