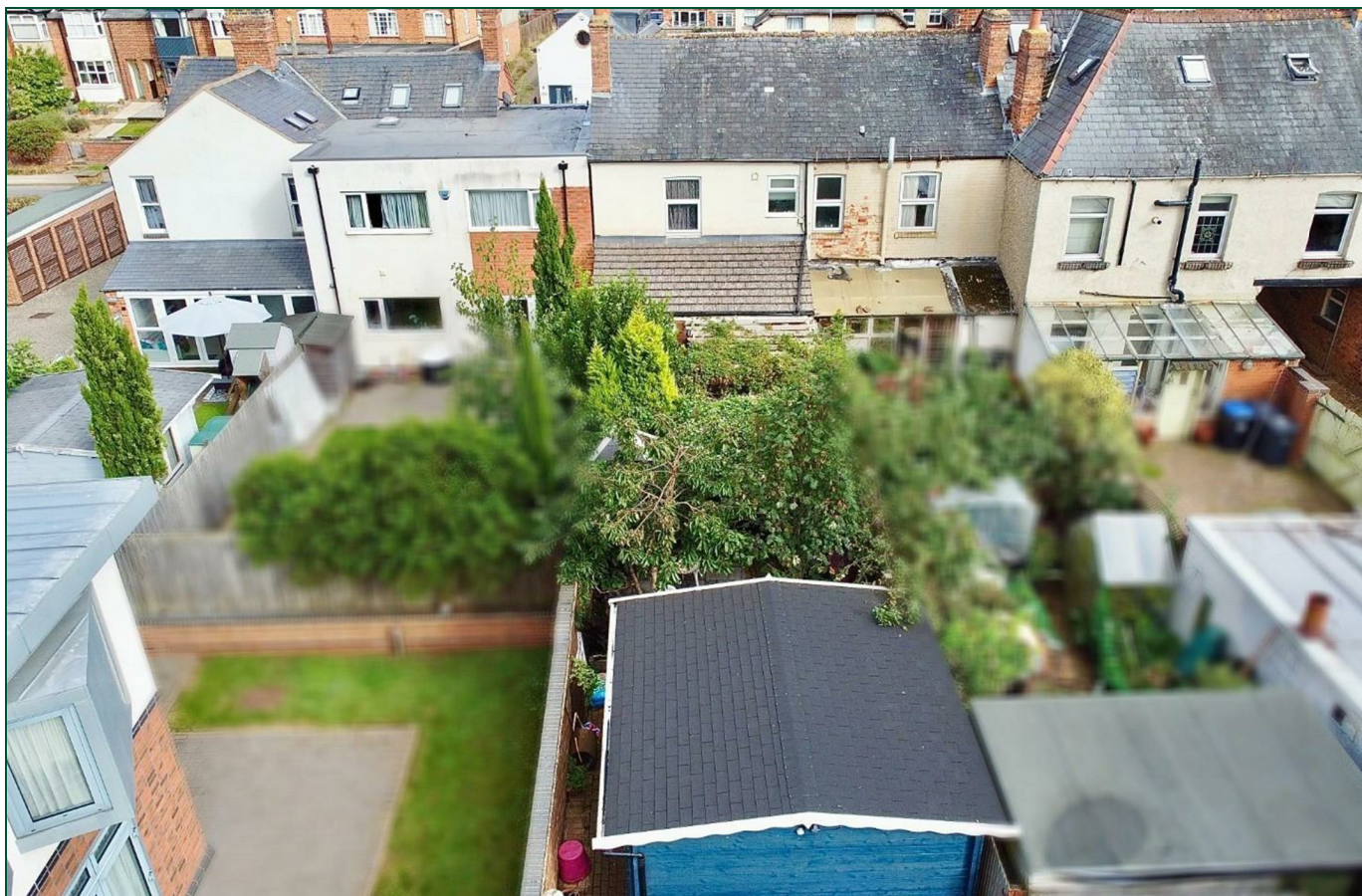




Northampton Road

Brixworth, Northamptonshire

oriordanbond
SALES & LETTINGS



Northampton Road

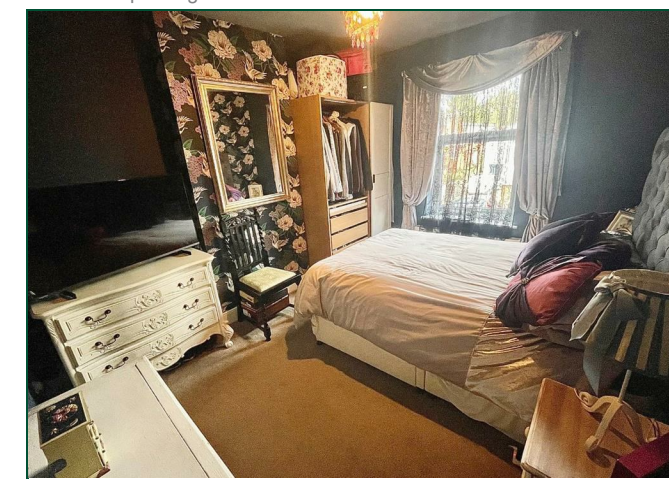
Brixworth
NN6 9DX

Price
£285,000

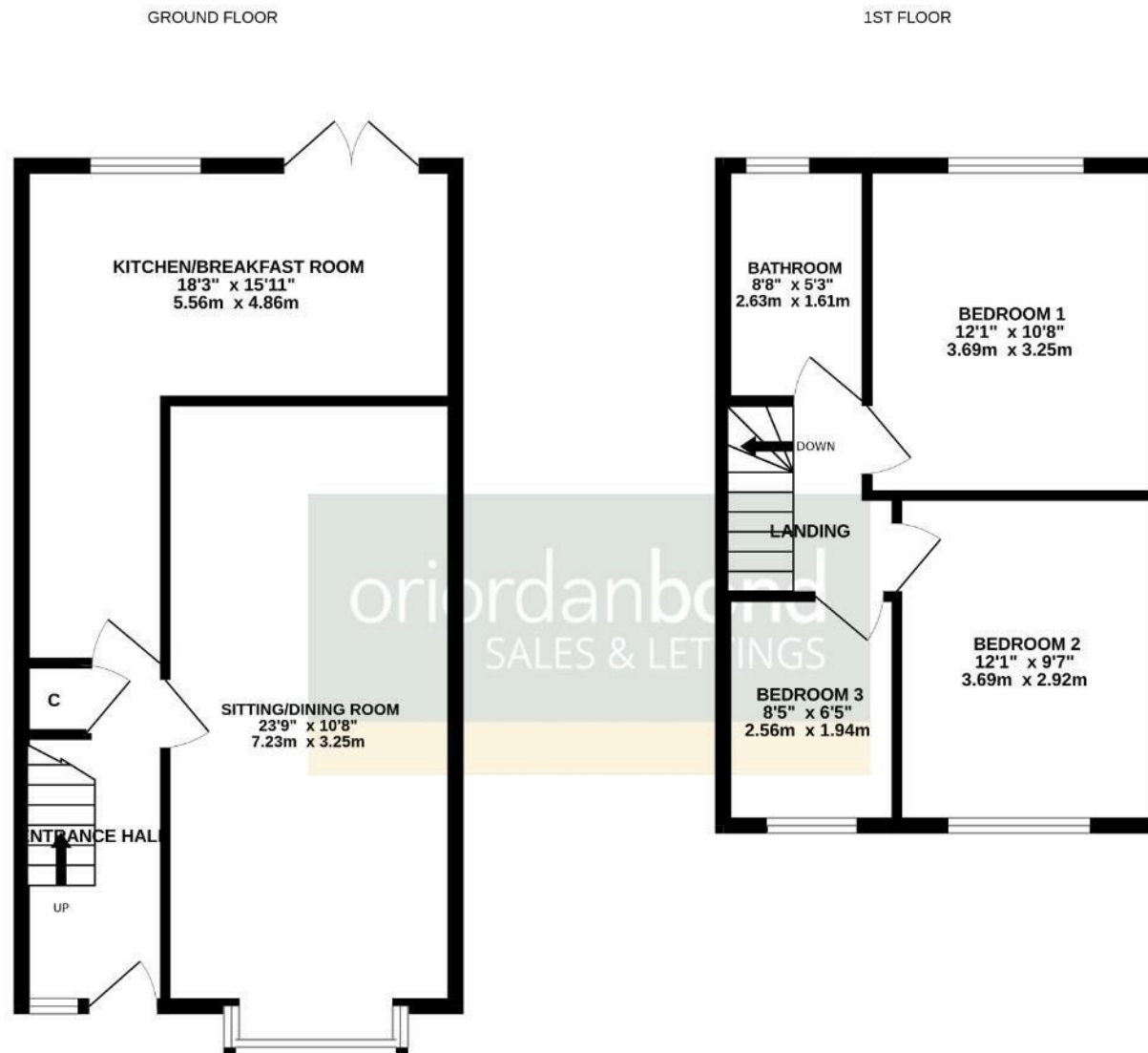
This extended three bedroom period property with off road parking is situated on a westerly facing plot with a 12ft x 12ft cabin, within the thriving village of Brixworth. The existing owners refurbished the property in 2013 to include new boiler, radiators, damp proof course, timber treatment, re-wiring and new windows.

Accommodation comprises entrance hall, 24ft sitting/dining room, L-shaped kitchen/breakfast room fitted with quality oak base and wall mounted units and has space for three free-standing white goods, a rangemaster and an American style fridge/freezer (appliances not included - subject to separate negotiations) To the first floor are two double bedrooms, a single bedroom and a modern family bathroom with free-standing roll top bath. Outside, the front is laid to block paving providing off road parking. The rear garden is of a westerly facing aspect, fully enclosed and measures approximately 60ft in depth (including the timber cabin.) To the rear is a seating area with mature pergola and terrace to one side. A winding block paved path leads through this enchanting, magical garden with numerous trees and exotic planting to a further rear terraced area and timber cabin beyond. The timber cabin has power and light connected. The existing owners are also offering for sale under separate negotiation (if of interest) a larger than average single garage, located in Lesson Road - 120 meters from the property, for the sum of £20,000 and is on a separate deed. (A/915/M)

- Extended three bedroom period property
- 24ft sitting/dining room
- L-shaped kitchen/breakfast room
- Gas radiator heating with new boiler installed in 2025
- Westerly facing rear garden with timber cabin
- Off road parking







TOTAL FLOOR AREA : 915sq. ft. (85.0 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 5/2023



Additional information

- Council Tax Band: B
- 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.

O'Riordan Bond Brixworth Sales

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