



**Station Road**  
Brixworth, Northamptonshire

**oriordanbond**  
SALES & LETTINGS





## Station Road

Brixworth

NN6 9BP

OFFERS OVER £245,000

A mature two bedroom semi-detached home, situated in this semi-rural position on the outskirts of the village of Brixworth, with lovely views over fields to the front. Offered for sale with no onward chain, the property features a larger than average plot with a large enclosed rear garden and frontage which provides off road parking.

The accommodation includes entrance hall, sitting room, separate dining room fitted kitchen, landing, two double bedrooms and bathroom/WC. The property benefits from double glazing and electric heating. The property has been rented out and requires some updating but with great potential to improve and extend if needed (subject to planning permission.) (C/767/L)

### Additional information

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

### 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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GROUND FLOOR  
396 sq.ft. (36.8 sq.m.) approx.

1ST FLOOR  
371 sq.ft. (34.4 sq.m.) approx.

