



**40 Brackenborough**  
Brixworth, Northamptonshire

**oriordanbond**  
SALES & LETTINGS



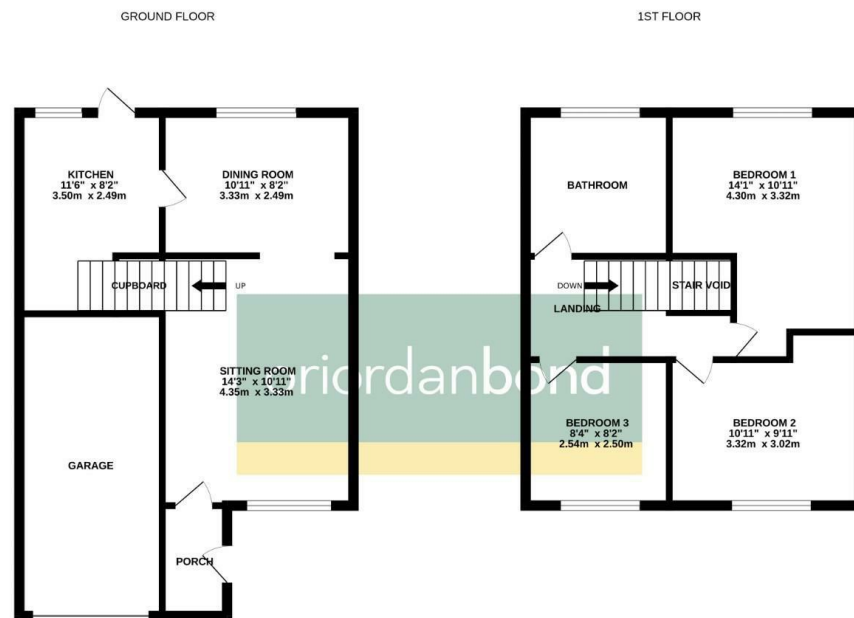


## 40 Brackenborough

Brixworth

NN6 9JW

PRICE £250,000



A 1970's detached house constructed by Messrs Wilcon Homes to their popular 'Crest' design. The property is situated on a private westerly facing plot in a cul-de-sac position within the thriving village of Brixworth.

The accommodation comprises porch, sitting room, dining room, kitchen, first floor landing, three bedrooms and a spacious family bathroom. Outside is an open plan front garden and driveway proving off road parking giving access to an integral garage. The well tended rear garden is of a private westerly facing aspect and fully enclosed. The property is fully double glazed with gas radiator heating and a recently installed combination gas boiler. (B/932/M)

### Additional information

- Council Tax Band: C
- 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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