



Hawthorn Avenue

Mawsley, Northamptonshire

oriordanbond
SALES & LETTINGS



Hawthorn Avenue

Mawsley
NN14 1TH

Guide Price
£750,000

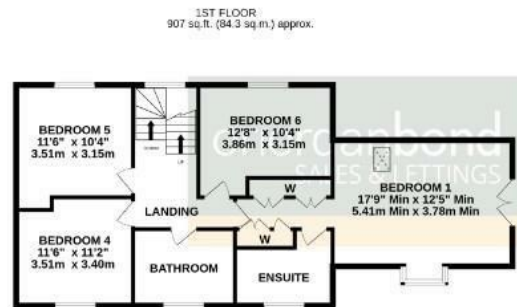
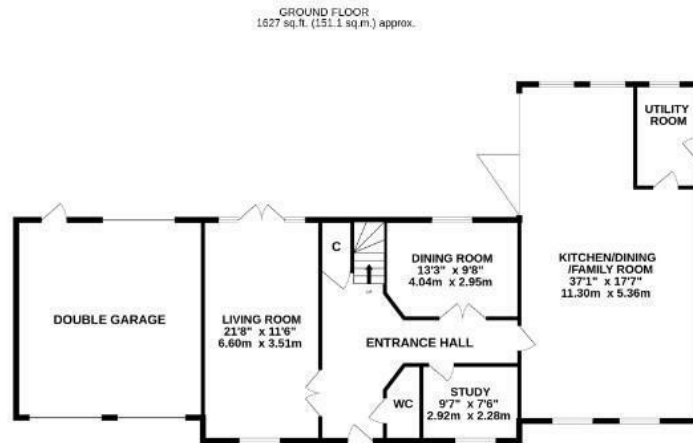
A unique and impressive six bedroom detached family home which is extended to the rear and extensively refurbished internally and externally. The property features a superb extended kitchen/breakfast/family room as the hub of the house and is situated on an individual plot with its own gated frontage adjoining open countryside with stunning views perched right on the edge of the village and within easy walking distance of shops, dentist, doctors, school and pub.

The accommodation over three floors includes spacious entrance hall, cloakroom/WC, sitting room, dining room, study, kitchen/breakfast/family room, utility room, first floor landing, large main bedroom suite with Juliette balcony, dressing area incorporating built-in wardrobes and re-fitted en-suite shower room, three further double bedrooms and re-fitted family bathroom, second floor landing and two further double bedrooms with 'Jack and Jill' en-suite shower room. The property has been extensively improved by the current owner to include an impressive outside kitchen with plumbing, storage cupboards, granite work surfaces, sink unit, seating area and dining space with composite cladding decked area. There is an outside pod to the front which would have a variety of uses including outside home office which has a picture window overlooking the fields. The attached double garage has been converted for dual use. The electric garage shutter door has been retained so it can be used for garaging but it is converted with plastered and decorated internal walls and double glazed doors and window to rear. It is currently set up as a playroom and gym with sauna. The landscaped gardens include gated frontage with five-bar gates leading to the large drive with off road parking for numerous vehicles. Side access leads to the rear garden with large patio, lawn and garden kitchen. (A/2960/L)

- Unique and extended six bedroom detached family home
- Re-fitted en-suite and dressing area to master bedroom
- Three reception rooms
- Open plan kitchen/breakfast/family room
- Landscaped gardens with garden kitchen and outside pod
- Ample off road parking and converted double garage







TOTAL FLOOR AREA : 2960sq.ft. (275.0 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.
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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 Brixworth Sales

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