



Harborough Road

Maidwell, Northamptonshire

oriordanbond
SALES & LETTINGS



Harborough Road

Maidwell
NN6 9JA

O.I.R.O
£560,000

This charming five bedroom detached Regency style residence is one of four executive properties constructed in 1998 in the highly regarded village of Maidwell. The property is tucked away off the main road in a semi-circle mews style setting and occupies a private south/westerly facing plot. The gas boiler was replaced in 2023, the sash windows are uPVC double glazed, the décor and flooring is natural throughout and the property is offered with full vacant possession.

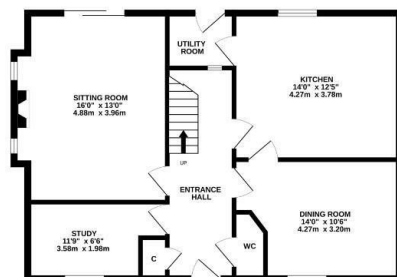
The accommodation to the ground floor comprises entrance hall with cloaks cupboard and WC. The sitting room has a feature fireplace with walk-in window recesses either side and sliding doors lead onto the secluded garden patio. There is a study, utility room and a 14ft kitchen/breakfast room with potential to knock through into the formal dining room to create a 22ft kitchen/dining/family room if desired. To the first floor is a master bedroom with fitted wardrobes and a generous size four-piece en-suite bathroom, two further double bedrooms with built-in wardrobes and a family bathroom. To the second floor there are two further double bedrooms and a family shower room. Outside, the lawned front garden is approached via a wrought iron style gate, there is off road parking immediately to the front of the property and in front of the double garage which has light and power connected and a loft providing storage. The delightful private south/westerly facing rear garden is laid to lawn with large patio area and a pond. There is a ravine garden to the rear with a spinney and brook enhancing the landscape with relaxing sounds and attracting wildlife. (A/1974/M)

- Detached Regency style house in village location
- Five double bedrooms with four-piece master en-suite
- Three reception rooms
- Private south/westerly facing rear garden
- Ample parking and detached garage with boarded loft
- No onward chain

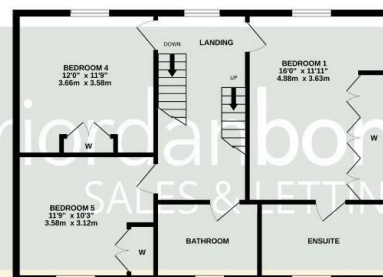




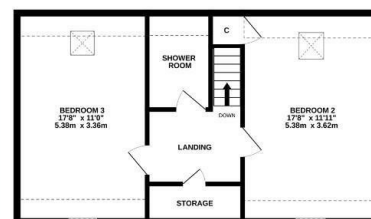
GROUND FLOOR
717 sq.ft. (66.6 sq.m.) approx.



1ST FLOOR
709 sq.ft. (65.9 sq.m.) approx.



2ND FLOOR
548 sq.ft. (50.9 sq.m.) approx.



TOTAL FLOOR AREA : 1974 sq.ft. (183.4 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: F
- 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.

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