



# Lindsay Avenue

Abington, Northampton

oriordanbond  
SALES & LETTINGS



## Lindsay Avenue

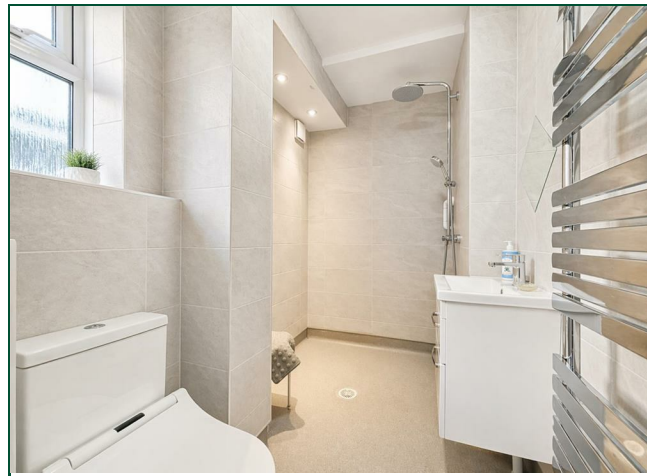
Abington  
NN3 2SJ

Price  
£300,000

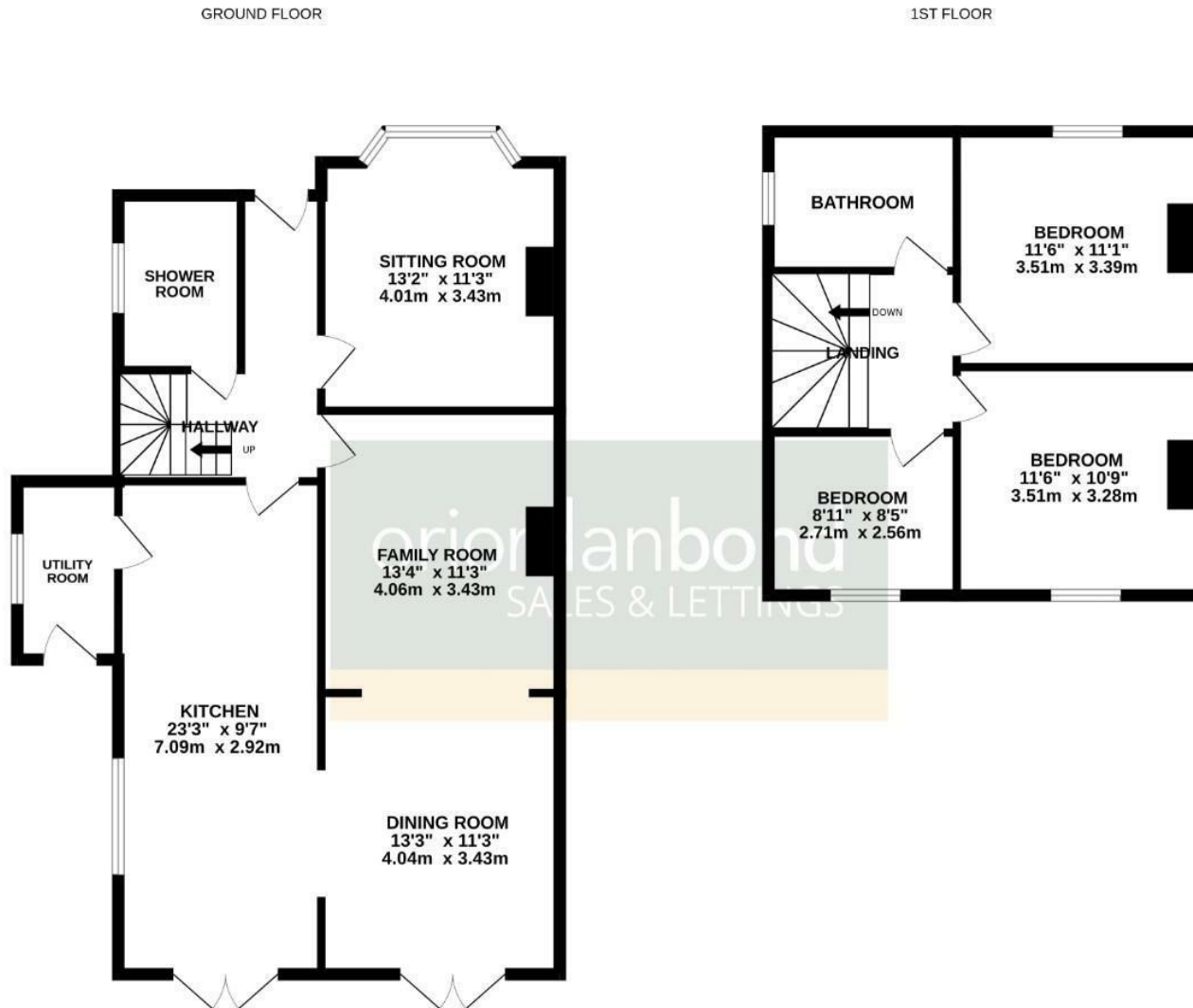
O'Riordan Bond are pleased to offer to the market this extended semi-detached home with no onward chain. Located in this popular area within Abington, this property is within close proximity of Abington Park, local schools, shops and other amenities.

Accommodation comprises entrance hall, shower room, sitting room with bay window, family room with feature log burning stove opening to an open plan re-fitted kitchen/dining room with connecting door to a utility room. To the first floor are three bedrooms and a family bathroom. Outside is a front garden laid to lawn with mature shrub borders and timber retaining fence. The rear garden is a generous size laid mainly to lawn with paved patio, shed, summerhouse, raised flower beds and a timber retaining fence with gated access to the front. Further benefits include uPVC double glazing and gas radiator heating. (A/1261/M)

- Extended three bedroom semi-detached home
- Three reception rooms
- Re-fitted kitchen
- Gas radiator heating
- Generous size rear garden with summerhouse
- No onward chain







TOTAL FLOOR AREA: 1261 sq.ft. (117.2 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: 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 Abington East Sales**

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