



Sandringham Road

Abington, Northampton

oriordanbond
SALES & LETTINGS



Sandringham Road

Abington
NN1 5NA

Price
£330,000

O'Riordan Bond is delighted to offer for sale this highly impressive three bedroom double bay fronted family home, in one of Northampton's most sought after roads, just a short walk away from Abington Park. The property has been extensively refurbished and is immaculately presented throughout and comes with a professionally converted multi-purpose studio within the garden.

Accommodation comprises entrance porch, entrance hall, open plan re-fitted kitchen/dining space with a striking peninsula unit with inset sink and extensive work surface incorporating a breakfast bar, a focal open fireplace and double doors onto the decking. The sitting room also enjoys a large bay window letting in natural light and another feature open fireplace. There is also a cloakroom/WC, rear lobby and a utility room on the ground floor. On the first floor are two large double bedrooms both with bay windows a further single bedroom and three piece bathroom suite. Externally, there is an enclosed front garden with wrought iron gate and path to the front door. There is a low maintenance, westerly facing, walled rear garden with an extended decking area to the house with outside lighting. The remainder is laid to limestone effect gravel with a personal gate to the rear service road. The studio is also beautifully presented with double sliding doors and a further double glazed window. Further benefits include gas radiator heating, uPVC double glazing and offered for sale with no onward chain. (A/1255/S)

- Impressive three bedroom double bay fronted family home
- Open plan re-fitted kitchen/dining space
- uPVC double glazing
- Gas radiator heating
- Low maintenance westerly facing rear garden
- Professionally converted multi-purpose studio

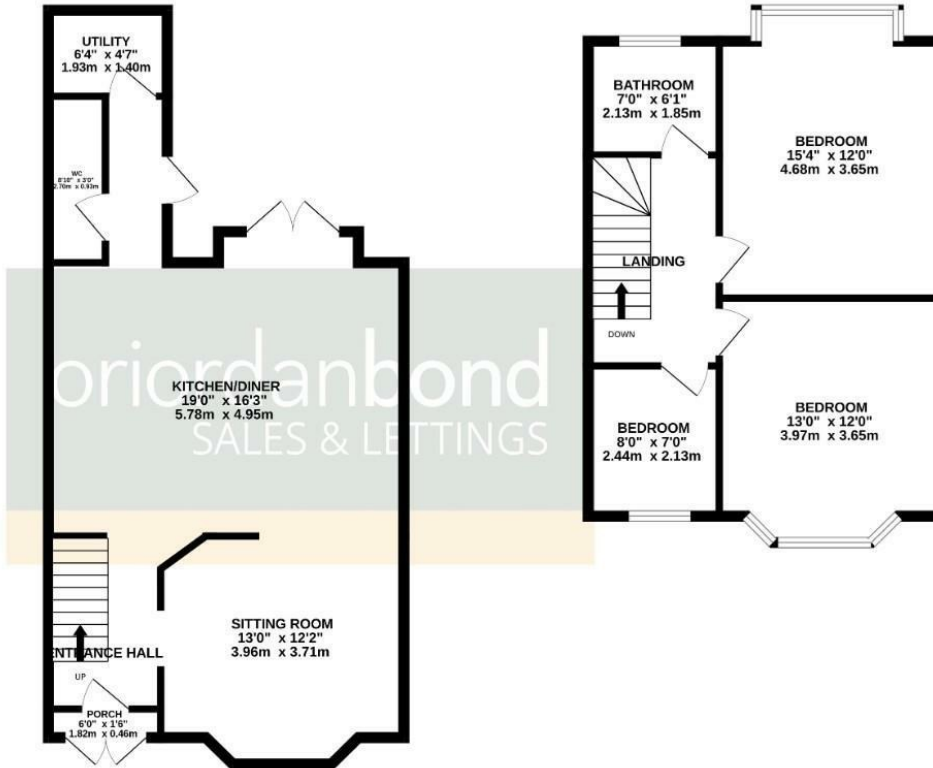




STUDIO
166 sq.ft. (15.4 sq.m.) approx.

GROUND FLOOR
587 sq.ft. (54.6 sq.m.) approx.

1ST FLOOR
502 sq.ft. (46.6 sq.m.) approx.



TOTAL FLOOR AREA : 1255 sq.ft. (116.6 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: 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 Abington Sales

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