



# Austin Street

The Mounts, Northampton

oriordanbond  
SALES & LETTINGS



GROUND FLOOR  
436 sq.ft. (40.5 sq.m.) approx.



1ST FLOOR  
374 sq.ft. (34.7 sq.m.) approx.



## Austin Street

The Mounts  
NN1 3EY

PRICE £177,500

O'Riordan Bond is pleased to offer for sale with no upper chain this competitively priced two double bedroom Victorian terraced home located within walking distance of The Old Racecourse park.

The accommodation comprises open plan sitting/dining room with laminate flooring, fitted kitchen with integrated appliances, garden room, two first floor double bedrooms and a four-piece shower room. Outside is a courtyard garden to the rear. Further benefits include gas radiator heating and uPVC double glazing. (C/810/S)

### Additional information

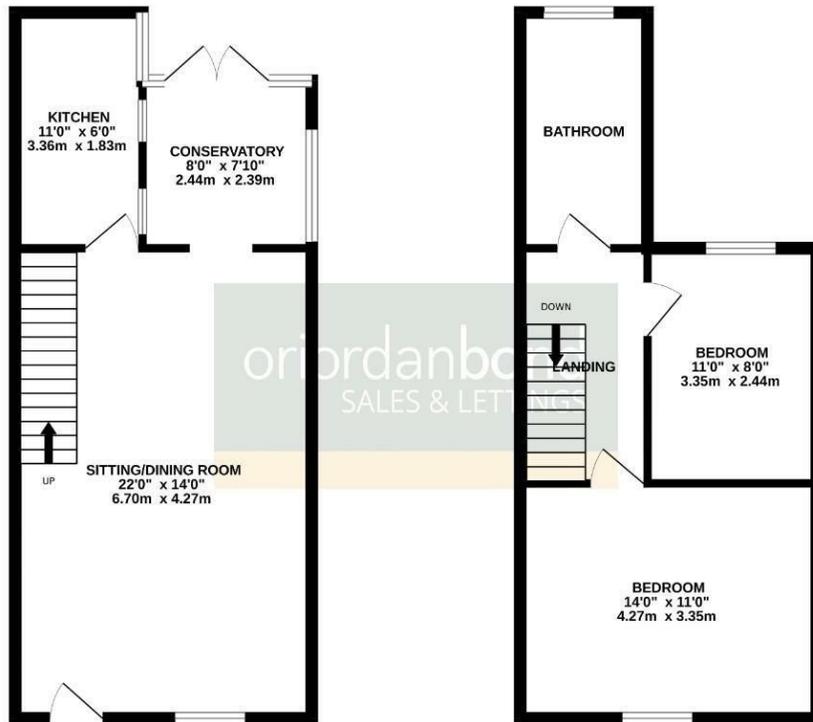
- Council Tax Band: A
- Energy Efficiency Rating: D

### 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.



TOTAL FLOOR AREA - 810 sq.ft. (75.3 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the floorplan contained herein, 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 is given to their operability or efficiency can be given.  
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