



# Melville Street

Abington, Northampton

**oriordanbond**  
SALES & LETTINGS



GROUND FLOOR  
346 sq.ft. (32.1 sq.m.) approx.



1ST FLOOR  
338 sq.ft. (31.4 sq.m.) approx.



## Melville Street

Abington

NN1 4HX

PRICE £189,995

O'Riordan Bond is delighted to offer for sale this competitively priced two double bedroom Victorian terraced family home located within the heart of Abington. Close to the vibrant Wellingborough Road, the property is in walking distance to the general hospital and town centre.

The accommodation comprises entrance porch, sitting/dining room, kitchen, two first floor double bedrooms and a family bathroom. Outside is a well kept garden to the rear with a permanent gazebo. Further benefits include uPVC double glazing and gas radiator heating. (B/710/S)

### Additional information

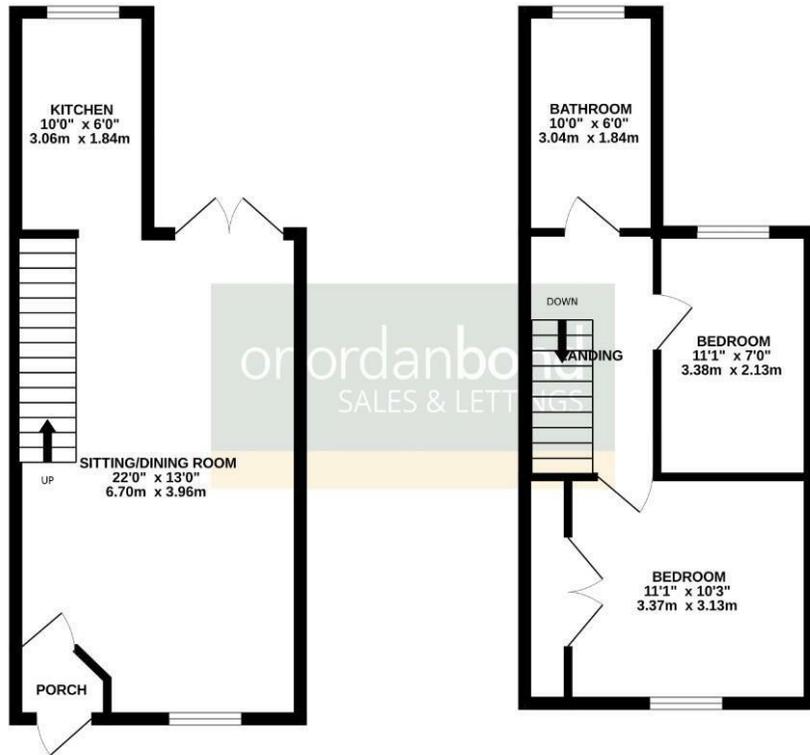
- Council Tax Band: A
- Energy Efficiency Rating: C

### 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.



TOTAL FLOOR AREA: 683 sq.ft. (63.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the figures contained here, measurements of plots, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions or mis-statements. 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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O'Riordan Bond Abington Sales

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