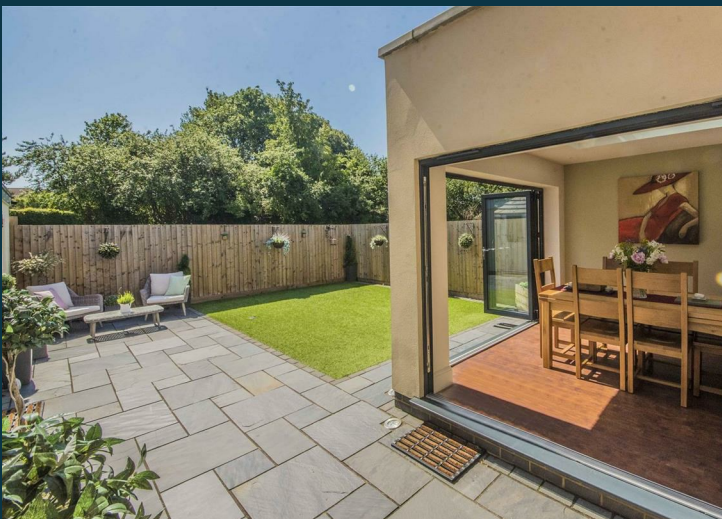


32 Fallow Walk
Kingsthorpe
Northamptonshire
NN2 8DE

£320,000



OSCAR JAMES

...expect excellence



WHAT'S GREAT?

Offered to the market is this well presented, four bedroom detached family home situated in a quiet cul de sac within Kingsthorpe.

The property is offered to the market with no onward chain. Kingsthorpe offers excellent routes into the town centre and local amenities are only a stones throw away.

The accommodation has been extended over the 20 years of ownership and the current vendors have excelled into making this a modern, open plan family home.

Upon entering the property you will be greeted by a welcoming entrance hall, large living room with gas fire place, open plan kitchen/dining room with two bi-folding doors bringing the private garden inside and a downstairs w/c.

To the first floor you will find three double bedrooms and a further single. The bathroom has been recently re-fitted offering a large shower, hand basin and w/c.

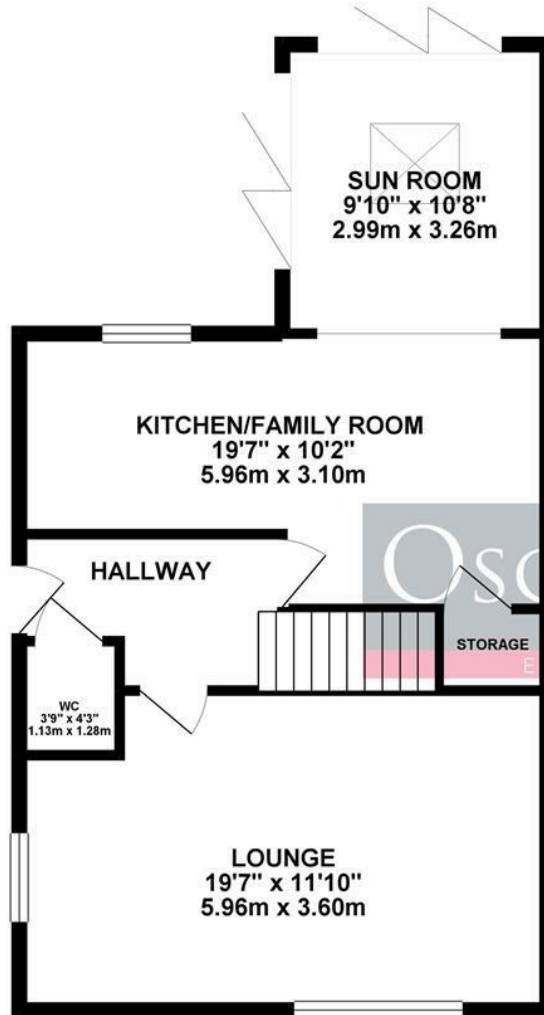
Externally, the rear garden is of low maintenance with artificial lawn, patio and access to the home office which benefits from power, internet and lighting. To the front there is off road parking for several vehicles and a single garage.

This really is a fabulous home finished off to an excellent standard. To arrange an internal viewing, please call Oscar James on 01604 622722.

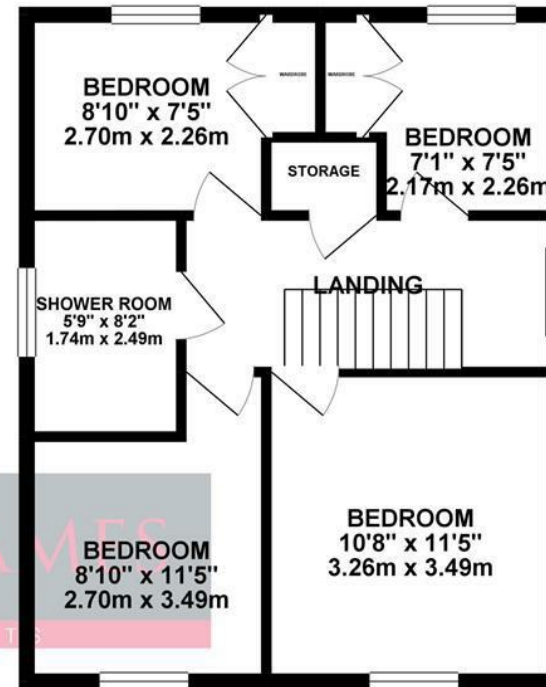
...expect excellence

FLOOR PLAN

GROUND FLOOR 594.00 sq. ft.
(55.18 sq. m.)



1ST FLOOR 481.77 sq. ft.
(44.76 sq. m.)



TOTAL FLOOR AREA : 1075.78 sq. ft. (99.94 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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AT A GLANCE...



Large living room with gas fire place



Open plan kitchen/dining room



Four bedrooms



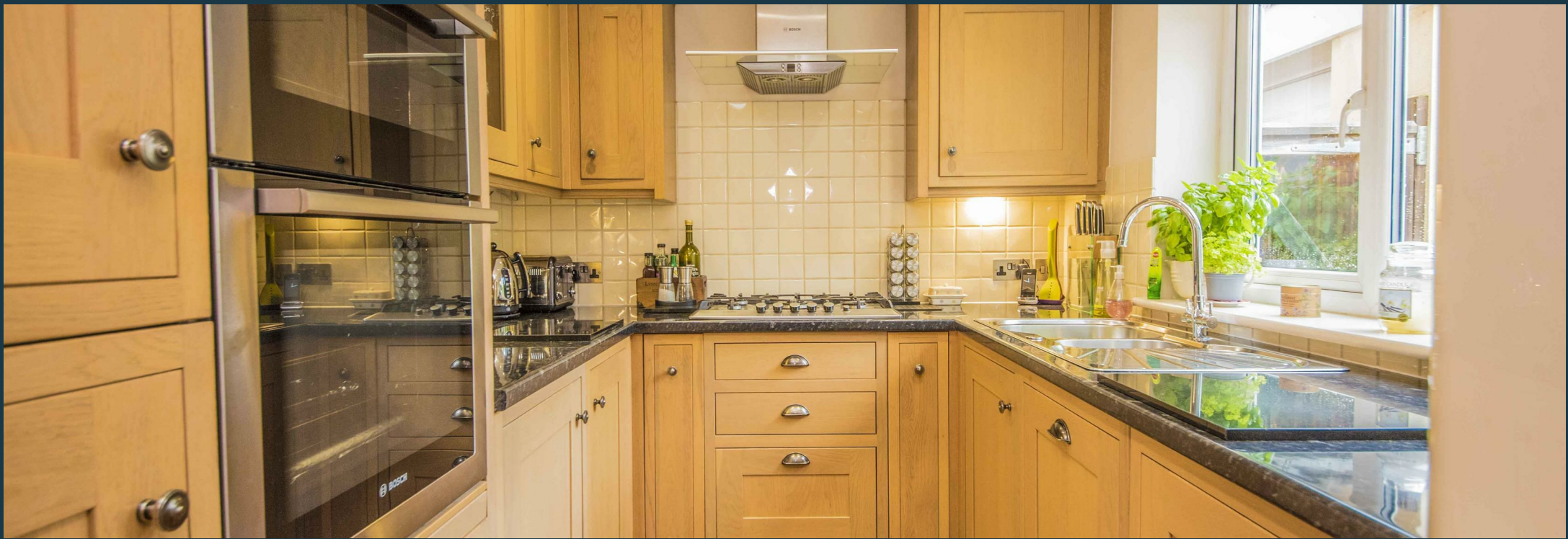
Re-fitted family bathroom



Landscaped rear garden



Single garage and off road parking for several vehicles





SELLER'S SECRET

We have lived in the property for the last 19 years and we have made some fantastic family memories over this time.

We have recently spent a lot of time extending the property to suit our needs. Having finished off the extension in the last two years, we find that it is a really great area to socialise.

We have found a property already and have somewhere to move to.



Why we like it....

We love this property, it is a lovely family home in a brilliant location. The size of the kitchen/dining room would make for a great family gathering!

We fully expect a lot of interest, to arrange your internal viewing please call us today!

To buy or not to buy....

OSCAR JAMES

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