

6 Harrowden Road
Orlingbury
Northamptonshire
NN14 1JB

£499,950



OSCAR JAMES

...expect excellence



WHAT'S GREAT?

Oscar James are delighted to welcome to the market this absolutely stunning Grade two listed cottage, which is situated in the Idyllic village of Orlingbury and is offered to the market with NO CHAIN.

Built in the 17th century this magnificent home is bursting with character and charm, the current owners have nurtured and refurbished the property over the years they have been here and we think you'll agree, they have done a tremendous job.

The cottage is set over four floors and has a fantastic flow to it, the ground floor space comprises; entrance hall, cosy lounge with a beautiful stone fireplace currently housing a log burner, great sized dining room with another stunning feature fireplace, kitchen/breakfast room with Belfast sink and integral appliances, and a conservatory offering fabulous views of the garden, there is even a cellar which is great for storage,

On the first floor there are two large bedrooms, this property is very versatile as the current owners are using the biggest room as another sitting room, they have then turned the other bedroom into a beautiful master suite, complete with a dressing area and an ensuite with a walk in double shower, there is also another refitted bathroom on this floor, with a stunning free standing bath.

On the final floor there are two more large double bedrooms, which are absolutely dripping with character, have vaulted ceilings, with stunning exposed beams and a door adjoining them.

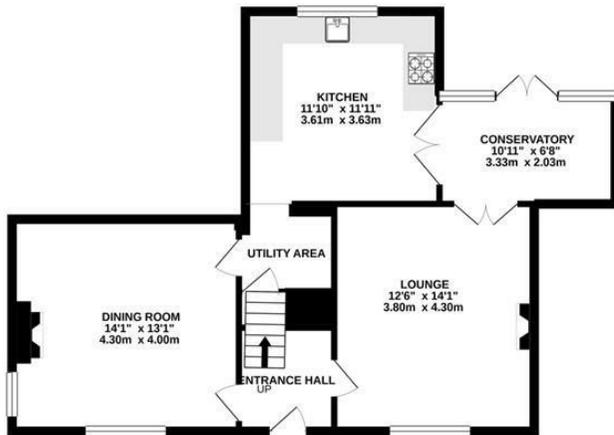
Outside there is a beautiful mature south facing garden, it is completely private and has an array of shrubs and fruit trees, including grape vines, apple and pear trees and even figs, there is a patio area, a secluded section that houses a shed, and a gate out to the drive way which can accommodate a number of vehicles.

This property is truly one of a kind to arrange to come and view it please give Oscar James a call today.

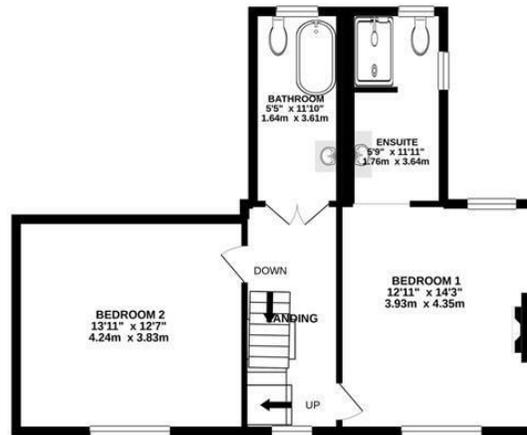
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FLOOR PLAN

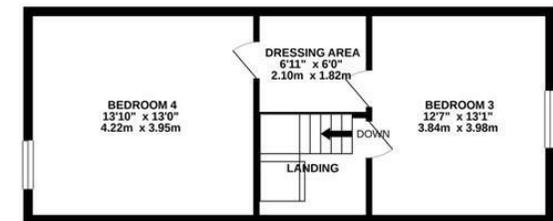
GROUND FLOOR
648 sq.ft. (60.2 sq.m.) approx.



1ST FLOOR
574 sq.ft. (53.3 sq.m.) approx.



2ND FLOOR
421 sq.ft. (39.1 sq.m.) approx.



TOTAL FLOOR AREA : 1642 sq.ft. (152.6 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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AT A GLANCE...



Three receptions and cellar



Kitchen/breakfast



Four bedrooms



Family bathroom and ensuite



Front and rear gardens



Parking for 6 cars





SELLER'S SECRET

We have lived here for 10 years and we have really enjoyed this house, we have done a lot of work to it over the years as it was a shell when we first bought it, the thatch has been replaced, we have rewired the electrics and there isn't a room in the house that hasn't been decorated. We are having a complete lifestyle change now and have already purchased a property up north, so we will be selling this house chain free.



Why we like it....

This is a stunning property, its in beautiful condition, in a fabulous village, and all the 'expensive' jobs are done, any buyer can simply move straight in and start enjoying all that this home has to offer.

To buy or not to buy....

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