

37 Roman Way  
Desborough  
Northamptonshire  
NN14 2QL

£225,000



OSCAR JAMES

...expect excellence





# WHAT'S GREAT?

This well presented, three-bedroom home enjoys a generous corner plot in an excellent residential location.

Situated in the popular commuter friendly town of Desborough, this lovely home enjoys a cul de sac location and has been thoughtfully extended to provide spacious accommodation across two floors.

Internally the accommodation comprises; entrance hall, lounge, large kitchen diner and separate study / family room. On the first floor expect to find three bedrooms and a family bathroom.

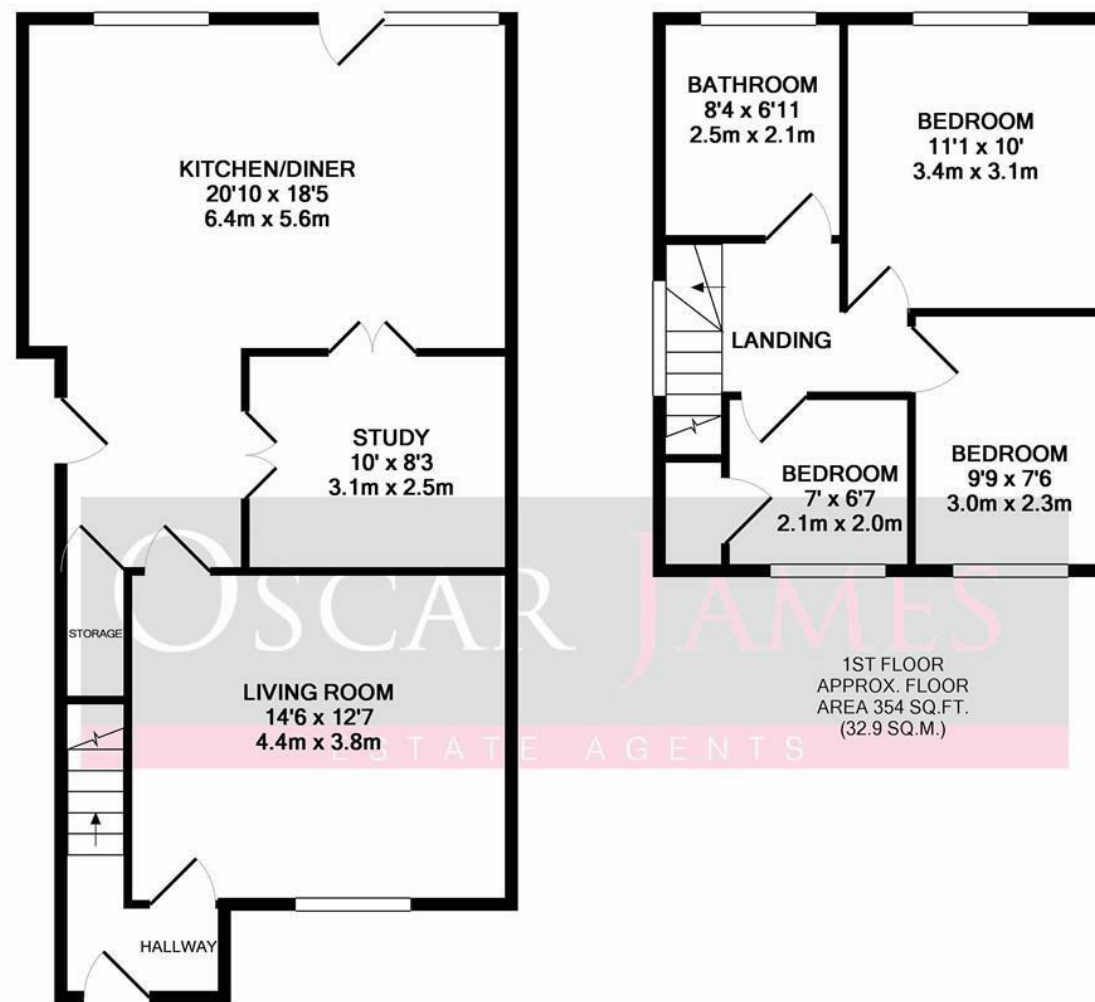
The sprawling rear garden is a particular feature of this home, being large in size, enclosed and private and also offering further scope to extend (subject to consent).

To the front there is a large driveway which leads to a garage.

Viewing is strongly recommended, to arrange yours contact sole selling agents Oscar James on 01536 415777 today.

...expect excellence

# FLOOR PLAN



GROUND FLOOR  
APPROX. FLOOR  
AREA 608 SQ.FT.  
(56.5 SQ.M.)

TOTAL APPROX. FLOOR AREA 962 SQ.FT. (89.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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...



Lounge and study / family room



Extended kitchen diner



Three bedrooms



Family bathroom



Generous rear garden



Large drive and garage









# SELLER'S SECRET

We have lived here for a number of years and have thoroughly enjoyed our time here. The close is very family friendly and is also convenient for the local High Street and schools (which are excellent).

We are now simply looking to move to our 'forever home'.



## Why we like it....

Plenty of ground floor living accommodation, and a super plot which offers excellent scope to further develop.

A fantastic all round family home which we don't expect to be on the market for long. Be quick and arrange your viewing today!

# OSCAR JAMES

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01536 415777

[www.oscar-james.com](http://www.oscar-james.com)

To buy or not to buy....

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