

24 Hockney Avenue  
Barton Seagrave  
Northamptonshire  
NN15 5UF

£309,995

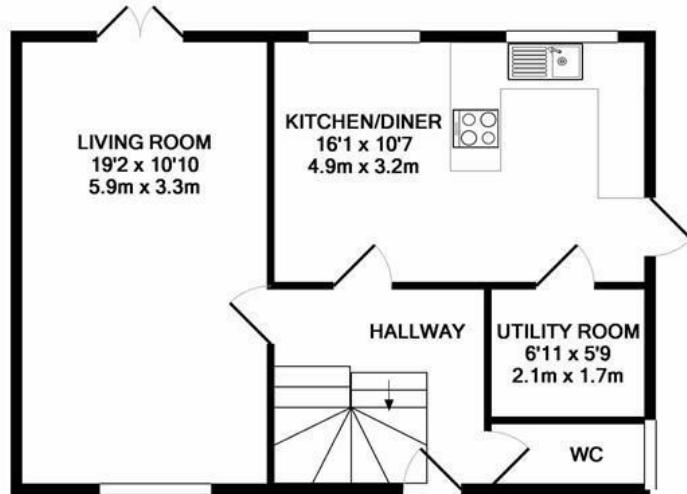


OSCAR JAMES

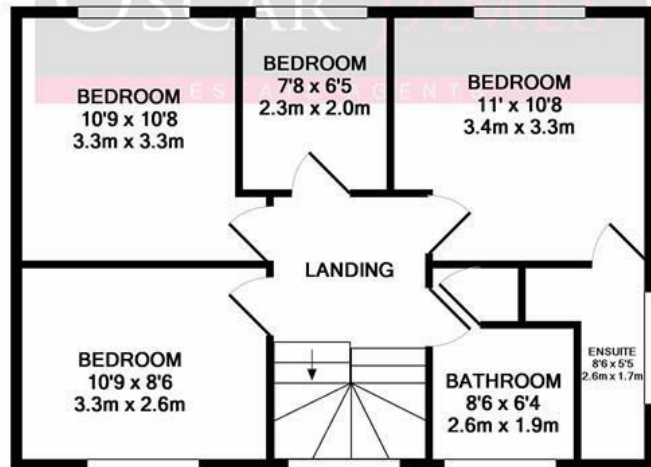
...expect excellence



# FLOOR PLANS



GROUND FLOOR  
APPROX. FLOOR  
AREA 516 SQ.FT.  
(48.0 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 516 SQ.FT.  
(48.0 SQ.M.)

TOTAL APPROX. FLOOR AREA 1033 SQ.FT. (95.9 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 kitchen/diner



Stunning refitted kitchen/diner



Four good size bedrooms



Refitted cloakroom, bathroom and ensuite



Front and rear gardens



Single garage and off road parking



## WHAT'S GREAT?

Another superb home!!! Barton Seagrave location and fully refurbished!

This four bedroom detached property sits on a corner plot in a quiet cul de sac with easy access to main roads.

The current owners have extensively improved the property with a stunning new kitchen, cloakroom, ensuite shower room and family bathroom, not to mention the redecoration, under floor heating in some rooms and security system.

Accommodation briefly comprises of an entrance hall, cloakroom, fabulous kitchen/diner, utility room and front to back lounge with is light and airy on the ground floor.

To the first floor there are four well proportioned bedrooms, the master of which enjoys ensuite facilities and a family bathroom.

There are gardens front and rear, laid to lawn with a decked area and patio for entertaining to the rear with a walled boarder.

A single garage with off road parking can also be found at the rear.

A stunning home, must be viewed to be appreciated, call sole selling agents Oscar James on 01436 415777 to arrange yours.

...expect excellence





# SELLER'S SECRET

We have carried out extensive works to Hockney Avenue from the moment we purchased the property, now having done that we are ready for our next project so we hope the new owner loves it as much as we do.



## Why we like it....

A gorgeous home with excellent decor and finishes throughout. We don't expect it to be around for long!

# OSCAR JAMES

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To buy or not to buy....

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