203 Sherwood Avenue
Kingsthorpe
NORTHAMPTON
NN2 8TB

£280,000

- THREE BEDROOMS
- REFITTED KITCHEN AND BATHROOM
- SOUGHT AFTER AREA
- GAS CENTRAL HEATING
- CUL-DE-SAC LOCATION
- DRIVEWAY PARKING AND GARAGE
- DOUBLE GLAZING
- ENERGY EFFICIENCY RATING: D

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An attractive and well presented three bedroom semi detached home, tucked away in a desirable cul-de-sac location within the popular areas of Kingsthorpe/Spring Park. The property has been well maintained by the current owners, offering modern and comfortable accommodation throughout. The layout comprises a lounge and a refitted kitchen/dining room to the ground floor, with three bedrooms and a contemporary family bathroom to the first floor. Externally, the home enjoys a private, sunny rear garden, along with a lawned front garden, driveway providing off road parking for multiple vehicles, and access to a single garage. The location is well served by local amenities, reputable schools, shops, and recreational facilities, making this an ideal family home.

Ground Floor

Lounge
16'4" x 14'3" (5m x 4.36m)
A bright and welcoming reception room accessed via a part glazed front door. The lounge benefits from two windows to the front elevation, allowing plenty of natural light, with stairs rising to the first floor landing and a door leading through to the kitchen/dining room.

Kitchen/Diner
16'4" x 9'9" (5m x 2.98m)
A refitted kitchen/dining room fitted with a range of modern floor and wall mounted cabinets, incorporating an integrated fridge/freezer, four ring gas hob with oven below and extractor hood above. Further features include a stainless steel sink and drainer, space and plumbing for a washing machine and tumble dryer, tiled flooring throughout and ample space for a dining table. A rear window overlooks the garden, with double doors opening directly onto the patio and rear garden.

First Floor

Landing
Access to all rooms.

Bedroom One
13'1" max x 9'9" (4m max x 2.99m)
A well proportioned double bedroom featuring a window to the rear elevation with attractive views.

Bedroom Two
11'2" x 7'9" (3.42m x 2.38m)
A comfortable second bedroom with built in storage and a window to the front elevation.

Bedroom Three
8'3" x 8'2" (2.52m x 2.51m)
A third bedroom with a window to the front elevation.

Bathroom
A refurbished family bathroom fitted with a modern suite comprising a bath with shower over, wash hand basin and WC. The room benefits from half tiled walls, tiled flooring and a window to the rear elevation.

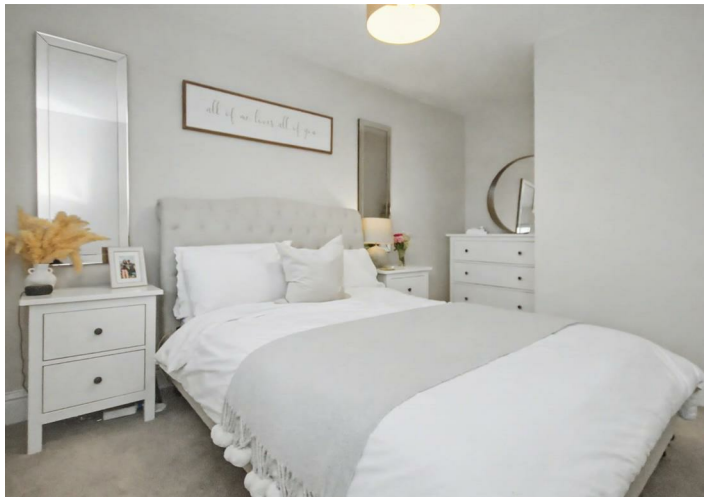
Externally

Front Garden
A well maintained front garden with a driveway providing off road parking for multiple vehicles and access to the single garage.

Garage
Single garage with up and over door, with power and lighting connected.

Rear Garden
A private and fully enclosed rear garden, mainly laid to lawn with a paved patio seating area, gated access to the driveway.

Agents Notes
West Northamptonshire Council
Council Tax Band: C



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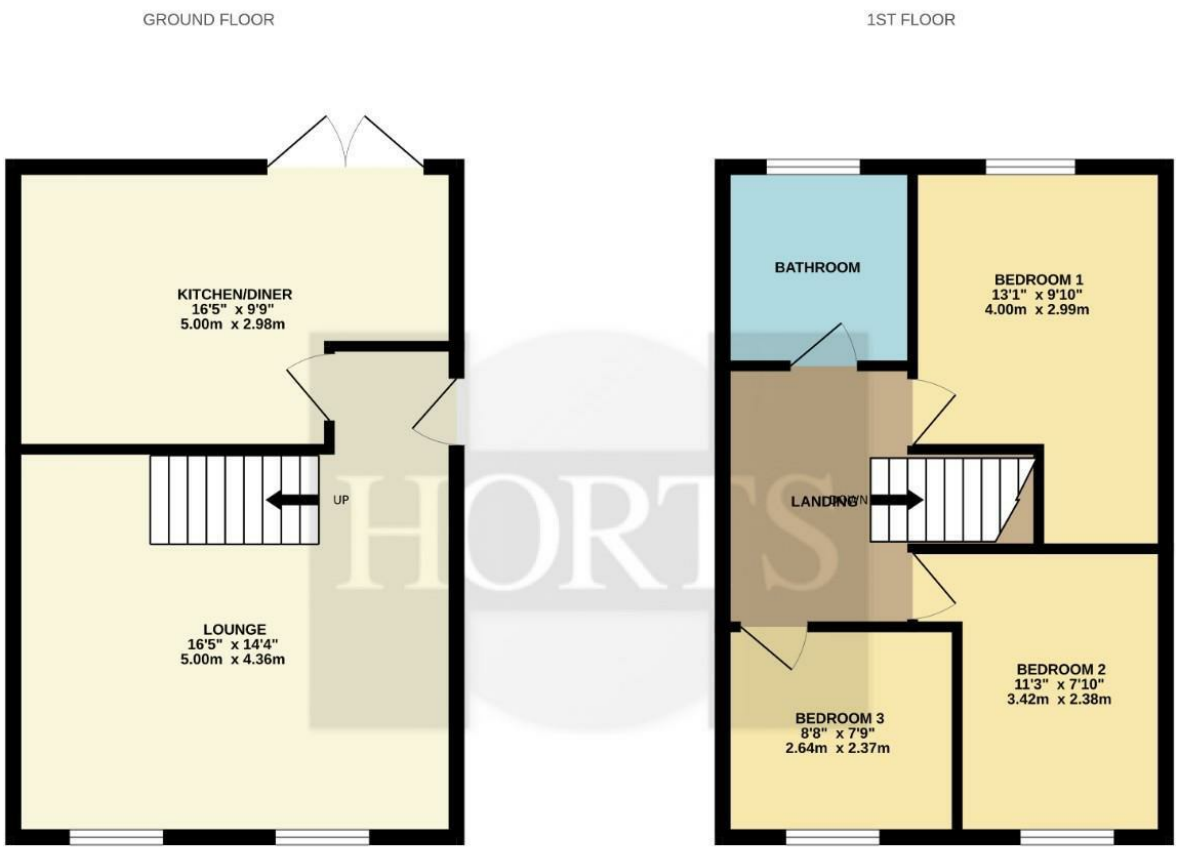

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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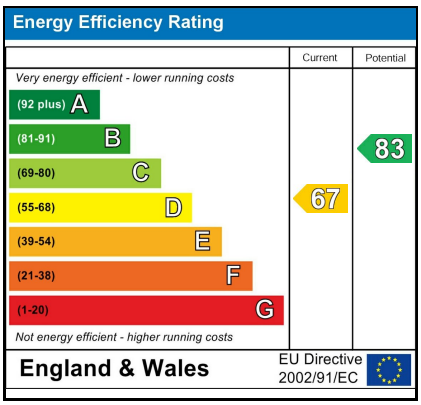

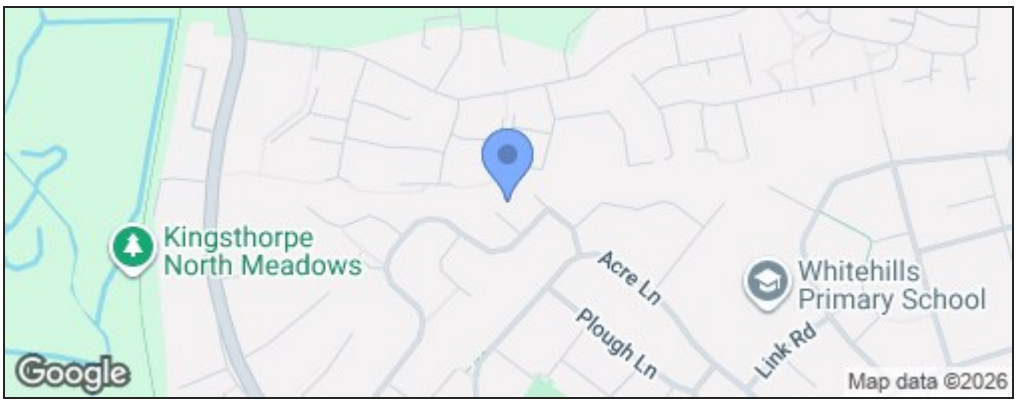

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