

3 Turner Street

**NORTHAMPTON
NN1 4JJ**

£200,000



- MID TERRACE
- LOUNGE
- KITCHEN/BREAKFAST ROOM
- RADIATOR HEATING
- CLOSE TO NORTHAMPTON TOWN CENTRE

- THREE BEDROOMS
- DINING ROOM
- CELLAR
- REAR GARDEN
- ENERGY EFFICIENCY RATING: E

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A Victorian three bedroom mid terrace property situated in the popular two center area of Abington.

The accommodation comprises entrance hall, lounge, dining room, kitchen/breakfast room, cellar, three bedrooms and bathroom

Ground Floor

Entrance Hall

Stairs to first floor, radiator, doors to:

Lounge

12'0" x 10'11" (3.66 x 3.33)

Feature fire place, radiator, bay window to front.

Dining Room

11'3" x 8'4" (3.43 x 2.56)

Feature fireplace, radiator, French door to rear.

Kitchen/Breakfast Room

28'1" x 7'8" (8.56 x 2.34)

Cottage style kitchen comprising sink unit with base cupboards below, a range of floor standing cupboards with worktops above, eye level cupboards, gas hob and electric oven, plumbing for washing machine and dishwasher, window to side and rear, door to side, door down to cellar.

Cellar

Power and lighting connected.

First Floor

First Floor Landing

Access to loft, doors to:

Bedroom One

13'1" x 10'0" (3.99 x 3.05)

Radiator, window to front.

Bedroom Two

11'5" x 8'11" (3.48 x 2.72)

Radiator, window to rear.

Bedroom Three

7'6" x 6'5" (2.31 x 1.98)

Radiator, window to rear.

Bathroom

Suite comprising bath unit, hand wash basin, low level w.c, tiled splash backs, window to rear.

Externally

Rear Garden

Paved patio, area laid to lawn.

Agents Notes

Council Tax Band: B





GROUND FLOOR
548 sq.ft. (50.9 sq.m.) approx.

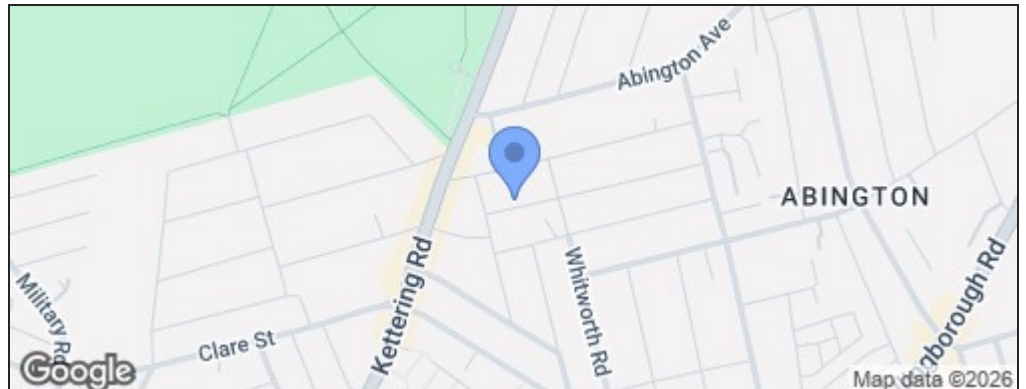
1ST FLOOR
505 sq.ft. (46.9 sq.m.) approx.



TOTAL FLOOR AREA : 1053 sq.ft. (97.9 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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	
		71
	50	



Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.