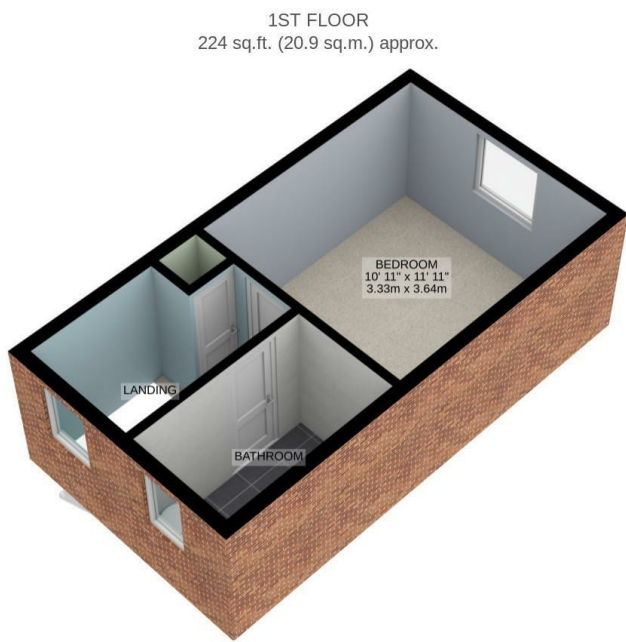


Neuville Way, Desborough NN14 2XT



TOTAL FLOOR AREA : 445 sq.ft. (41.4 sq.m.) approx.

We would like to point out that all measurements set out in these sales particulars are approximate and are for guidance only. We have not tested any apparatus, equipment, systems or services etc. And cannot confirm that they are in full or efficient working order or fit for their purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fittings, or any other fixtures not expressly included form any part of the property being offered for sale. While we endeavor to make our sale details accurate and reliable, if there is any point which is of particular importance to you, please, contact us and we will be pleased to confirm the position for you. Wide angled lens may have been used on all photography.



Neuville Way, Desborough NN14 2XT

- One double bedroom
- Must Be Seen
- Two Parking spaces & GARAGE

PRICE
£895

23 High Street, Rothwell
01536 418100
info@simonac.co.uk
simonac.co.uk



Neuville Way, Desborough NN14 2XT

PRICE £895

WITH TWO PARKING SPACES and GARAGE. **IN PERSON AND VIDEO VIEWINGS AVAILABLE ** Viewing is highly recommended within this ONE double bedroom semi detached house The property has undergone a high standard refurbishment to include a re-fitted Kitchen with cooking facilities and breakfast bar area, a re-fitted Bathroom with shower. Heating and all garden areas and fencing. Entrance Hall, Kitchen through Lounge/sitting room. Landing to good size bedroom and Bathroom. Sizable garden to front and rear, parking x 2 and Garage.

Approx. floor area 42 sq.m (452 sq.ft) plus garage

ENTRANCE

Via opaque Upvc double glazed panelled door, tiled floor, further door to storage cupboard and open plan kitchen/Lounge/Sitting Room

KITCHEN AREA

Brand new high gloss, soft close high and base level cupboard units with drawer space and work tops, built in oven and extractor as well as additional appliance space including plumbing for automatic washing machine, sink unit and double glazed window offering outlook to front, breakfast bar area, ceiling spot lights, stair case raising to first floor landing and walk through to open plan Lounge/Sitting Room

LOUNGE/SITTING ROOM AREA

10'11" x 10'8" including kitchen area (3.33m x 3.26m including kitchen area)
Having double glazed double doors offering outlook and access to enclosed rear garden, wall mounted smart electric panelled heater, 'Programable Smart radiator'.

LANDING

Having panelled doors to Master Bedroom and New fitted Bathroom with shower, over stairs storage cupboard, double glazed window to front

MASTER BEDROOM

10'11" x 11'11" (3.33m x 3.64m)
Having double glazed window to rear and electric heater 'Programable Smart radiator'.

BATHROOM

Brand new three piece suite comprising close coupled Wc,

pedestal wash hand basin and panelled bath with screen and shower over, tiling to floors and wall to dado level, opaque double glazed window to front, chrome Programable heated towel rail/radiator

OUTSIDE FRONT

The property enjoys the benefit of parking for two vehicles and single GARAGE, grassed and gravel areas with path to entrance door and pathway to rear via side gate

GARAGE

16' x 8' (4.88m x 2.44m)
With up and over door and eaves storage space

OUTSIDE REAR

The rear garden enjoys a good deal of privacy having immediate flagstone paved patio, stepping onto a larger lawn garden edged and bordered by panelled fencing



call to view 01536 418100

