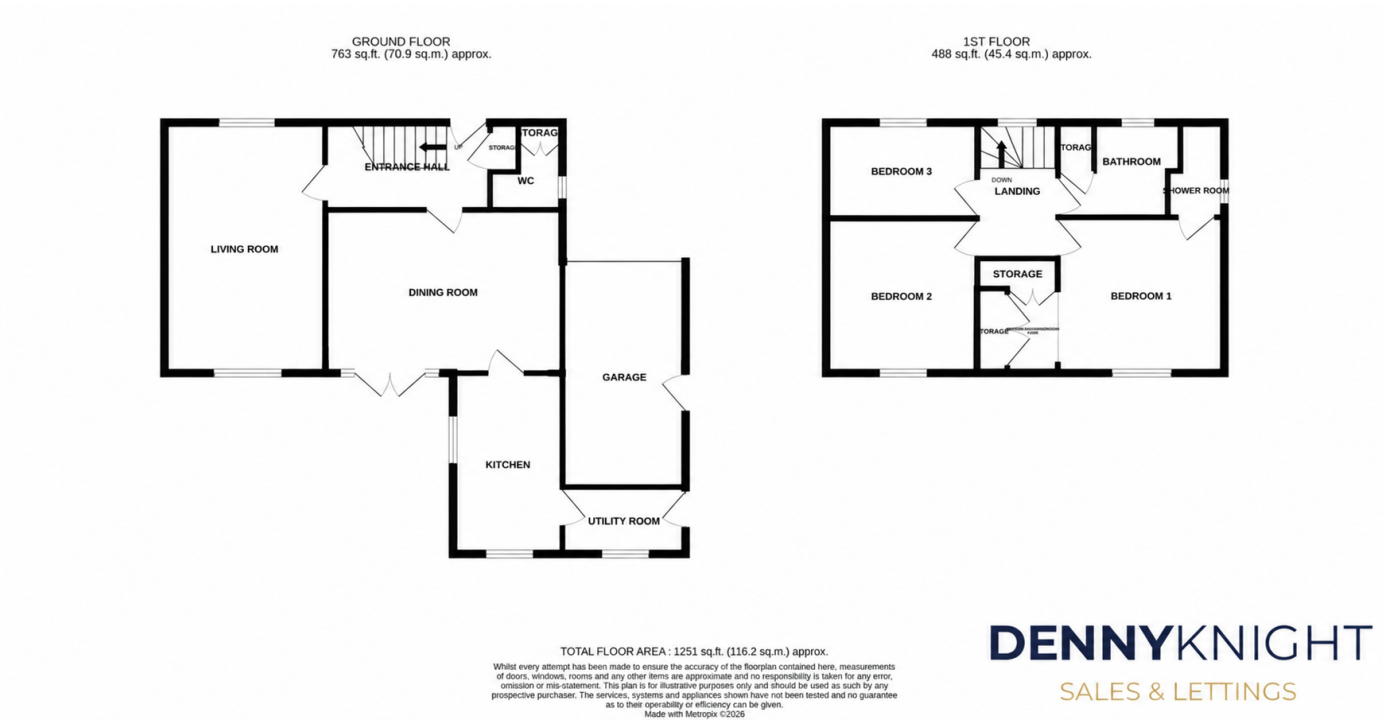


Make the right move!



41 Princess Close, Northampton. NN3 3NR.

£375,000 Freehold

Denny Knight Estate Agents are pleased to introduce to the market this spacious three/four bedroom detached family home, situated in the popular residential area of Abington Vale, Northampton. The property is well maintained throughout, whilst offering excellent scope for a new owner to cosmetically update and personalise the home to their own taste.

The ground floor accommodation comprises a welcoming entrance hall with storage and downstairs WC, a generous living room, separate dining room, kitchen and utility room. The property also benefits from an integral garage, providing useful additional storage and parking.

PROPERTY MISDESCRIPTIONS ACT 1991
The Agents have not tested any apparatus, equipment, fixtures and fittings, or services, so cannot verify that they are in working order or fit for purpose. The buyer is advised to obtain verification from his or her Professional Buyer. References to the Tenure of the property are based on information supplied by the Vendor. The Agents have not had sight of the title documents. The buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of any property before travelling any distance to view.

Ground Floor

Entrance Hall

11' 7" x 6' 1" (3.53m x 1.85m)

Comprising of; Carpet flooring. Radiator. Stairs leading to first floor. Storage cupboard. Doors leading to W/C, Dining Room & Living Room.

Living Room

11' 3" x 17' 6" (3.43m x 5.33m)

Comprising of; Carpet flooring. Radiator. UPVC double glazed windows to the front and rear aspect. Gas fireplace.

W/C

4' 8" x 5' 1" (1.42m x 1.55m)

Comprising of; W/C. Hand wash basin. Storage cupboard with wall mounted boiler. UPVC double glazed window to the side aspect.

Dining Room

16' 7" x 10' 11" (5.05m x 3.33m)

Comprising of; Carpet flooring. Radiator. UPVC double glazed double doors leading to rear garden and window to the side aspect. Door leading to Kitchen.

Kitchen

7' 8" x 12' 8" (2.34m x 3.86m)

Comprising of; Laminate tile flooring. Tiled walls. Radiator. Electric oven and grill. Gas hob. Space and plumbing for dishwasher and space and electric for Fridge & Freezer. UPVC double glazed window to the rear aspect. Eye level and base level kitchen units and drawers. Sink, draining board and mixer tap over.

Utility Room

8' 8" x 4' 8" (2.64m x 1.42m)

Comprising of; Space and plumbing for washing machine and tumble dryer. UPVC double glazed window to the rear aspect and door to the side aspect leading to the rear garden.

First Floor

Bedroom One

11' 8" x 10' 9" (3.56m x 3.28m)

Comprising of; Carpet flooring. UPVC double glazed window to the rear aspect. Radiator. Door leading to ensuite shower room. Wall opening leading to dressing room.

Ensuite Shower Room

3' 10" x 6' 6" (1.17m x 1.98m)

Comprising of; Tile flooring and walls. UPVC double glazed window to the side aspect. Wall mounted shower unit. In-built drainage to the floor.

Bedroom Two

10' 7" x 10' 9" (3.23m x 3.28m)

Comprising of; Carpet flooring. Radiator. UPVC double glazed window to the rear aspect.

Bedroom Three

10' 7" x 6' 8" (3.23m x 2.03m)

Comprising of; Carpet flooring. Radiator. UPVC double glazed window to the front aspect.

Bathroom

7' 8" x 5' 6" (2.34m x 1.68m)

Comprising of; Three piece bathroom suite; W/C. Hand wash basin with hot & cold taps over. Bath with mixer tap and shower over. UPVC double glazed window to the front aspect.

