

Siskin Road, Thrapston

£225,000 Offers Over **Freehold**

Sharman Quinney

Key Features

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- Attractive Semi-Detached Home in a Desirable Plot Position
- TWO Double Bedroom Home - Accommodation arranged over two floors
- First Floor Family bathroom, Ground Floor Cloaks/Guest/W.c.
- Kitchen with built in appliances, Lounge /Diner
- Presented in good condition - Double Glazing /Gas Central Heating

Offered to market in exceptional condition. Situated in a pleasant position. The accommodation is thoughtfully arranged, over two floors. In brief, comprising generous entrance hallway with cloakroom/w.c. doors lead to a well-appointed fitted kitchen in white gloss finish with grey contrasting work surfaces. Included are several integrated appliances including fitted fridge freezer, electric oven and gas hob. There is a concealed gas boiler, to matching cabinetry. and the spacious Lounge/Dining Room is a delightful light filled and generously proportioned room There's ample space for dining table and double French to the immediate patio and lawn garden to







the rear. Storage is accommodated with a large cupboard under the stairs.

The first floor has a landing with loft via ceiling hatch. The landing gives access to TWO Double Bedrooms, including principal bedroom featuring dual windows and double wardrobes and store cupboard over the stairwell. Bedroom two also features two windows. Completing the first floor is a three-piece family bathroom with shower attachment over bath.

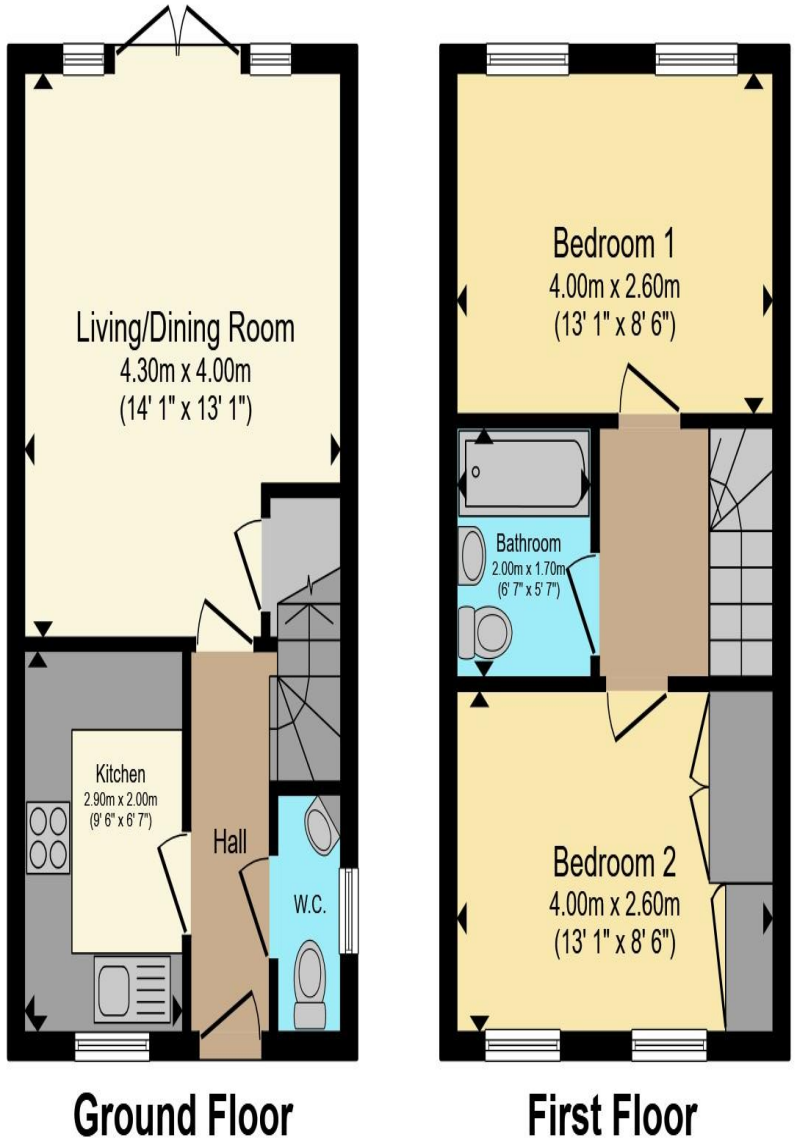
Outside
The rear garden has a good level of privacy with patio paving and lawn, enclosed by timber fencing adding privacy and security.

Agents Note
This property is freehold; however, estate management charges apply. The current charge is £68.64 payable twice yearly, equivalent to £137.28 per annum
Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

About Location
The popular Market town of Thrapston offers many facilities to its residents including supermarket, shops, pubs, schools, doctors and dentists and is conveniently located for rural and







Ground Floor **First Floor**

Total floor area 58.4 m² (629 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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riverside walks. With wider retail facilities available 9.3 miles from the Town centre at "Rushden Lakes "development just a short drive away and provides and a Waitrose store. Other entertainment amenities also include a multi-screen cinema and several restaurants.
Thrapston is conveniently located for the major road network links of the A14 and A45 leading to the M1 and M6 and train stations in Kettering, Corby, Huntington and Peterborough allow access to the capital within the hour.
Contact Sharman Quinney to arrange a viewing today to view this home with great appeal in a quiet and desirable setting and location.

To view this property call Sharman Quinney on: **01832 735589**

Selling your property?

Contact us to arrange a FREE home valuation.

01832 735589

16 High Street, THRAPSTON, Northamptonshire, NN14 4JH

thrapston@sharmanquinney.co.uk

www.sharmanquinney.co.uk

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The Property Ombudsman