



Wainwright Avenue, Thrapston
£350,000 Offers Over **Freehold**

**Sharman
Quinney**

Key Features



- Attractive Four Bedroom Detached Home
- Two Receptions and Large Lounge/ Dining Space
- Refitted Modern Kitchen- Ensuite to Principal Bedroom
- Garage Conversion -Dedicated Utility and 2nd Reception Snug/Study
- Block Paved Drive for Multi vehicular parking

The accommodation briefly comprises entrance hall, cloaks/WC, doors to the second reception /snug and further door to the dedicated utility room. A stylish refitted kitchen with contemporary design, incorporating a range of fitted appliances including dishwasher, double oven and induction hob, ceramic sink, with space for USA style double Fridge Freezer and bridge cabinetry over. The accommodation boasts a spacious lounge and open connecting dining area, with window and French Doors.



The First- floor offers four bedrooms, via the landing which incorporates an airing cupboard and access to the loft via ceiling hatch. The principal bedroom with en-suite shower room featuring an oversize walk-in shower enclosure and the bedroom has fitted wardrobes.

A further double bedroom also features double fitted wardrobes and two further single bedrooms and The family bathroom, with three-piece suite and shower over bath with tiled floor and tiles to the wet area, to complete the first floor.

OUTSIDE

Off road parking to front with attractive block paving providing additional parking area.

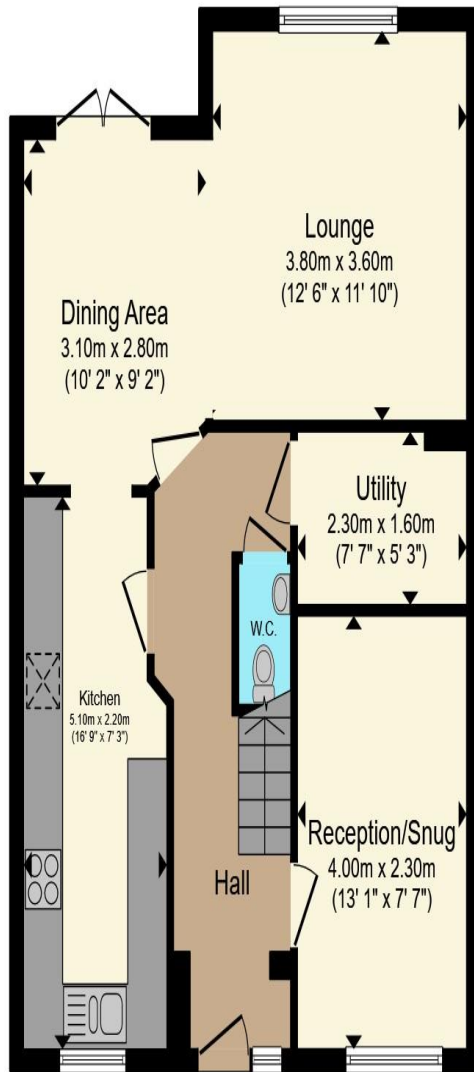
SINGLE GARAGE

PLEASE NOTE: Currently partitioned providing two room conversion with window to the front

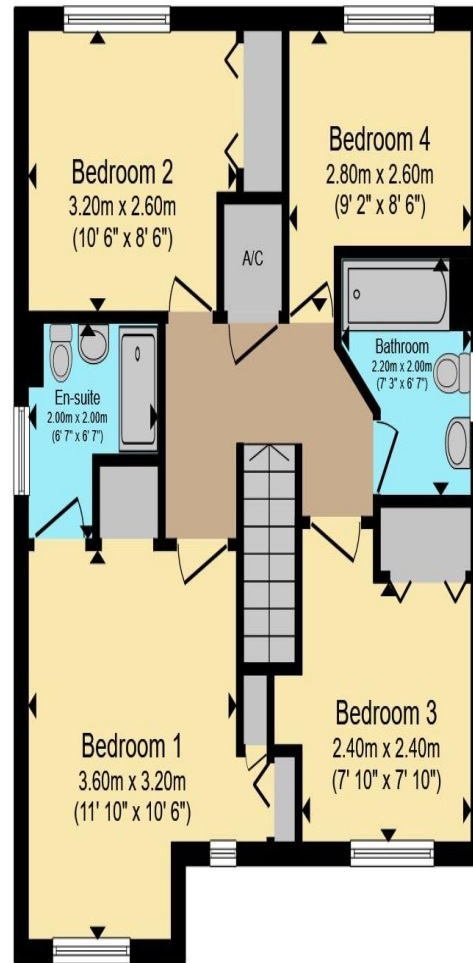
REAR GARDEN

An enclosed westerly facing garden with lawn and patio. Further patio area to rear, gated pedestrian side access. There is a decking area with a built in steel/metal gazebo and three sheds.





Ground Floor



First Floor

Total floor area 114.0 m² (1,227 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

**Sharman
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Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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