



Ashton Grove, Wellingborough NN8 5ZA

welcome to

Ashton Grove, Wellingborough

A highly recommended four bedroom detached family house, positioned in a highly sought after location in a cul-de-sac.

Entrance Hall

Entered via double glazed door to the front aspect, stairs rising to first floor landing, radiator and doors leading to all rooms.

Study

Double glazed window to the front aspect, coving to ceiling and radiator.

Cloakroom

Suite comprising vanity wash hand basin, low level WC, tiling to splash back areas and radiator.

Lounge

Double glazed window to the front aspect, feature fireplace with surround and hearth, coving to ceiling, radiator, wooden flooring and double doors leading to dining room.

Dining Room

Double glazed patio doors to the rear aspect leading to rear garden, wooden flooring, coving to ceiling and radiator.

Kitchen

Fitted kitchen comprising wall and base units with worksurfaces over, sink and drainer unit with mixer tap over, tiling to splash back areas, electric oven, gas hob with cooker hood over, space for fridge/freezer, plumbing for dishwasher, radiator, opening to utility room and double glazed window to the rear aspect.

Utility Room

Fitted wall and base units with worksurfaces over, stainless steel sink and drainer unit with mixer tap over, tiling to splash back areas, plumbing for washing machine, wall mounted gas boiler and double glazed door to the rear aspect leading to the conservatory.

Conservatory

A brick and UPVC construction, double glazed windows to the side and rear aspect and double glazed door to the side aspect leading to rear garden.





First Floor Landing

Stairs rising from entrance hall, access to loft space, door to airing cupboard housing hot water cylinder and doors leading to all rooms.

Bedroom One

Double glazed window to the front aspect, built in wardrobes, wooden flooring and door leading to En- suite.

En Suite

Suite comprising walk in shower, vanity wash hand basin with mixer tap over, low level WC, radiator and double glazed obscured window to the side aspect.

Bedroom Two

Double glazed window to the rear aspect and radiator.

Bedroom Three

Two double glazed windows to the front aspect and radiator.

Bedroom Four

Double glazed window to the rear aspect and radiator.

Shower Room

Suite comprising walk in shower with glass screen, vanity wash hand basin, low level WC, extractor fan, partly tiled, radiator and double glazed obscured window to the side aspect.



Externally

Front

Open frontage with small grassed area and driveway providing off road parking leading to a double garage.

Rear Garden

Mainly laid to lawn with paved area for seating, curtsey door leading to garage, side gated access leading to the front aspect and fully enclosed with brick walling and fencing.

Double Garage

15' 9" x 15' 5" (4.80m x 4.70m)

Double garage with up and over doors with light and power connected, electric car charging port and storage in eaves.



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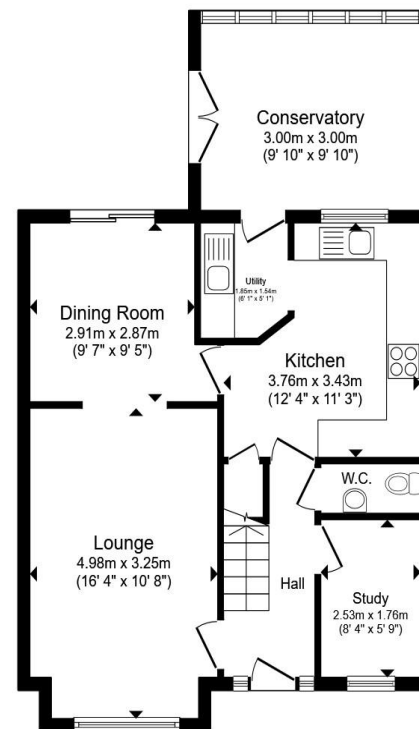
Ashton Grove, Wellingborough

- Four bedrooms
- Located in a highly sought area cul-de-sac
- Lounge, dining room, study and conservatory
- En-suite to master
- Double garage

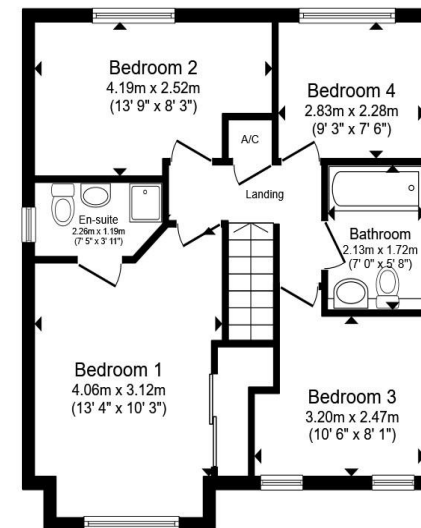
Tenure: Freehold EPC Rating: B

Council Tax Band: D

£365,000



Ground Floor



First Floor

Total floor area 116.2 m² (1,251 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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Property Ref:
WBR114454 - 0002

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