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Upper High Street, Harpole
Northampton
Northamptonshire, NN7 4DJ

£375,000 Semi Detached



**Platinum Trusted
Service Award**
Based on service ratings
over the past year



Department: Sales

Tenure: Freehold



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THIS NEWLY REFURBISHED THREE-BEDROOM SEMI-DETACHED HOME HAS BEEN THOUGHTFULLY REDESIGNED TO OFFER MODERN, SPACIOUS, AND VERSATILE LIVING THROUGHOUT. FROM THE MOMENT YOU ENTER, THE BRIGHT HALLWAY SETS A WELCOMING TONE AND REFLECTS THE HIGH STANDARD OF FINISH FOUND IN EVERY ROOM.

GROUND FLOOR

- HALLWAY
- WC
- LOUNGE
- KITCHEN/DINING ROOM
- UTILITY ROOM

FIRST FLOOR

- BEDROOM ONE
- BEDROOM TWO
- BEDROOM |THREE
- SHOWER ROOM

OUTSIDE

- FRONT GARDEN
 - REAR GARDEN
-





THE PROPERTY

The ground floor of this newly refurbished three-bedroom semi-detached home has been thoughtfully redesigned to offer modern, spacious, and versatile living throughout. From the moment you enter, the bright hallway sets a welcoming tone and reflects the high standard of finish found in every room.

At the heart of the home is a stunning open-plan kitchen, dining, and family area, carefully crafted to create an impressive social and everyday living space. High ceilings, skylights, and wide patio doors flood the room with natural light while perfectly framing uninterrupted countryside views to the rear. The newly installed shaker-style kitchen features integrated appliances, subway tiling, and a generous central island, ideal for cooking, gathering, and entertaining.

The open-plan layout flows seamlessly into the living area, offering excellent flexibility for both relaxed family use and more formal seating arrangements. A practical utility room sits just off the kitchen, offering extra storage and space for appliances, while a ground-floor WC adds further convenience. The rear of the property opens directly onto the garden, allowing you to enjoy the views, natural light, and a strong connection between indoor and outdoor living.

The first floor provides three beautifully presented bedrooms, each freshly refurbished and finished in a clean, modern style. All rooms benefit from new carpets, crisp décor, and large double-glazed windows, ensuring bright and comfortable accommodation.

The principal bedroom, positioned at the front, offers generous floor space and an open outlook across the neighbouring rooftops. Bedroom two enjoys one of the home's standout features - a stunning view across rolling countryside and grazing livestock. It also includes a built-in storage cupboard, making it both practical and peaceful. Bedroom three, also overlooking the open fields, is ideal as a child's room, guest bedroom, or home office.

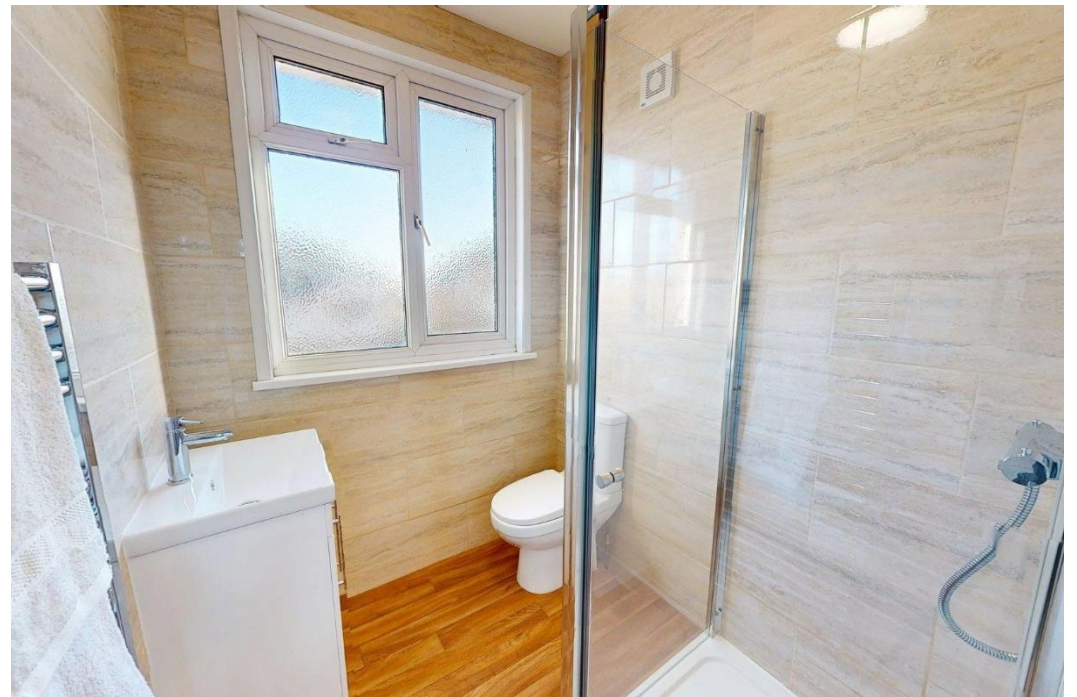
A newly refitted shower room completes the first floor, featuring contemporary tiling, a spacious walk-in shower, chrome heated towel rail, and modern vanity unit. The combination of natural light and quality finishes gives the space a stylish, hotel-like feel.

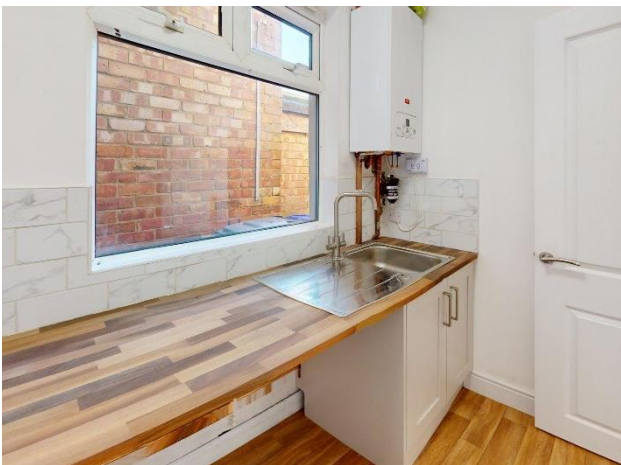
The exterior of this home is equally impressive. To the front, a generous paved driveway provides ample off-road parking and is complemented by the home's attractive brick façade and arched entranceway.

To the rear, the garden offers exceptional privacy and wide-open rural views. A newly laid lawn sits within secure boundaries, creating a safe and low-maintenance space ideal for families or outdoor entertaining. A brick outbuilding offers useful additional storage. With its panoramic countryside outlook and direct access from the kitchen and dining area, the garden is a standout feature that significantly enhances the home's appeal.

EPC Rating: F. Council Tax Band: C







MATERIAL INFORMATION

Type	Semi Detached
Age/Era	Ask Agent
Tenure	Freehold
Ground Rent	Ask Agent
Service Charge	Ask Agent
Council Tax	Band C
EPC Rating	F
Electricity Supply	Mains
Gas Supply	Mains
Water Supply	Mains
Sewerage Supply	Mains
Broadband Supply	Ask Agent
Mobile Coverage	Depends on provider
Heating	Central Heating, Gas Central Heating
Parking	Off-street
EV Charging	Ask Agent
Accessibility	Ask Agent
Coastal Erosion Risk	Ask Agent
Flood Risks	Has not flooded in the last 5 years, No flood defences
Mining Risks	Ask Agent
Restrictions	Ask Agent
Obligations	No restrictions, No private right of way, No Public right of way
Rights and Easements	Ask Agent

LOCATION

Harpole is situated some 5 miles west of Northampton, accessed via the A45 Northampton ring road which in turn links to M1 J16 less than 2 miles away. It also boasts good public transport links via a regular bus service to Northampton town centre where a mainline train station operates to both Birmingham New Street and London Euston. Home to many local businesses and services including post office, village store, three public houses, travel lodge, All Saints parish church, Methodist and Baptist chapels, Harpole also has two pre-school facilities and a primary school which feeds into Campion Secondary School, Bugbrooke just under 4 miles away. In addition, there are several clubs, groups, organisations and sports supported by the community via the playing fields, school and village hall facilities. Harpole is also host to the locally infamous annual scarecrow weekend, held in September, at which residents are invited to display their finest and most humorous creations to raise money for the village.

IMPORTANT NOTICE

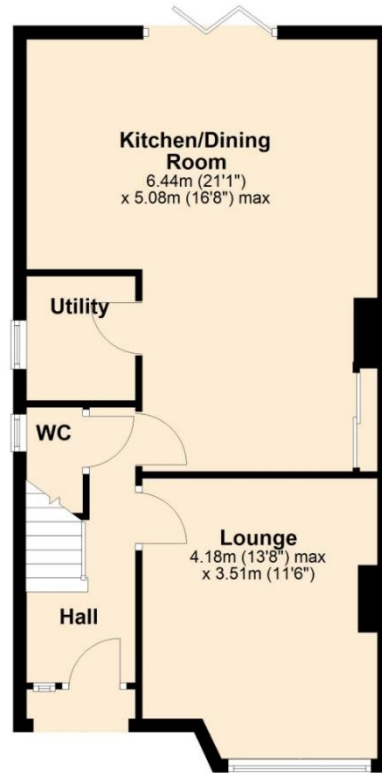
Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

FLOORPLAN

TOTAL AREA: APPROX. SQ. METRES (SQ. FEET)

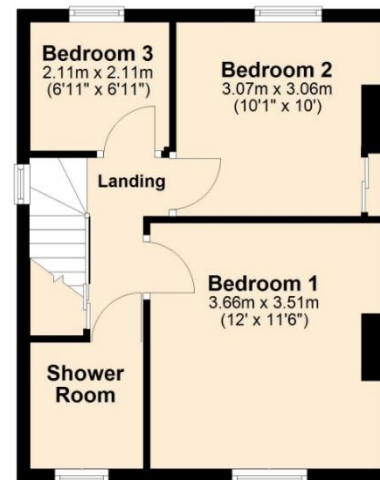
Ground Floor

Approx. 54.3 sq. metres (585.0 sq. feet)



First Floor

Approx. 35.0 sq. metres (376.4 sq. feet)



Total area: approx. 89.3 sq. metres (961.3 sq. feet)