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Glebe Road, Buckton Fields  
Northampton  
Northamptonshire, NN2 8ET

£315,000 Semi Detached



Department: Sales

Tenure: Freehold



Jackson Grundy Estate Agents - Kingsthorpe  
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JACKSON GRUNDY ARE THRILLED TO BE THE CHOSEN AGENT TO MARKET THIS LOVELY THREE BEDROOM SEMIDETACHED FAMILY HOME SITUATED IN THE SOUGHT AFTER BUCKTON FIELDS DEVELOPMENT.

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### GROUND FLOOR

- ENTRANCE HALL
- WC
- KITCHEN/DINING ROOM
- LOUNGE

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### FIRST FLOOR

- BEDROOM ONE (EN-SUITE)
- BEDROOM TWO
- BEDROOM THREE
- BATHROOM

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### OUTSIDE

- FRONT GARDEN
  - REAR GARDEN
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## THE PROPERTY

Jackson Grundy are thrilled to be the chosen agent to market this lovely three bedroom semi detached family home situated in the sought after Buckton Fields development.

The generous accommodation comprises a welcoming entrance hall with all rooms leading off to the ground floor, where you will find a spacious lounge with doors opening onto the rear garden, kitchen/dining room and separate WC.

To the first floor you will find three well proportioned bedrooms, with the principal bedroom benefiting from built in wardrobes and en-suite, additional storage and the family bathroom.

Externally you will find a private well kept front garden, on approach mainly laid to lawn, and to the rear a well kept, private rear garden mainly laid to lawn, with rear access to the single garage and allocated parking space.

Further benefits include double glazing throughout, gas central heating and upgraded storage solutions.

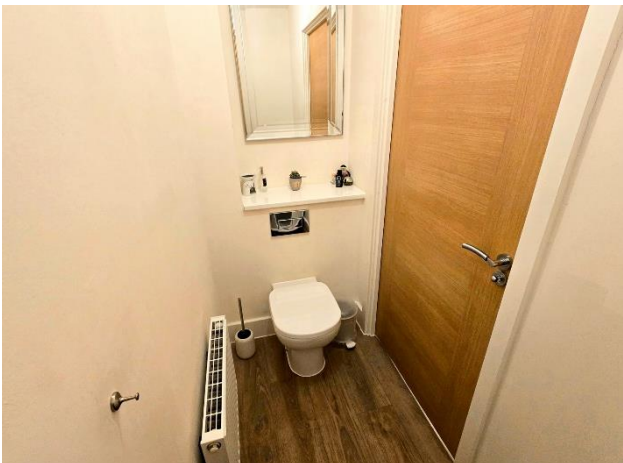
For more information and to book your viewing, please call Jackson Grundy Kingsthorpe on (01604) 722197.

EPC Rating: B. 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	B
Electricity Supply	Mains
Gas Supply	Mains
Water Supply	Mains
Sewerage Supply	Mains
Broadband Supply	Ask Agent
Mobile Coverage	Depends on provider
Heating	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

Northampton is a large market town 67 miles northwest of London. One of the UK's largest towns without city status, it used to be the centre of the shoemaking industry and whilst Church's and Trickers survive, the majority of factories have since been converted into accommodation or offices. The town centre has a variety of pubs, bars, restaurants, shops and businesses predominantly located on The Drapery, Abington Street, Gold Street, Market Square or in the Grosvenor Centre. There are also two theatres (Royal & Derngate) and a cinema/leisure complex. Just east of the town centre is the district of Cliftonville, predominantly focused on medical practitioners and the site of the general hospital as well as the privately run St Andrews and Three Shires. In the opposite direction in an area known locally as Castle Hill, the mainline train station operates services to both London Euston and Birmingham New Street. For road travel, Northampton has the A45 and A43 ring roads right on its doorstep plus access to three junctions of the M1 (15, 15a & 16).

## IMPORTANT NOTICE

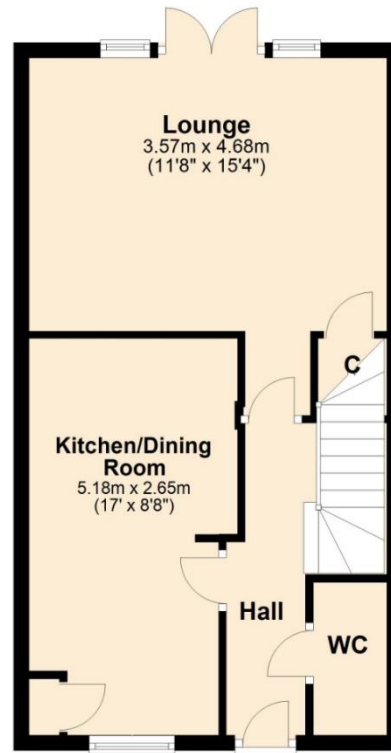
Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, 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)

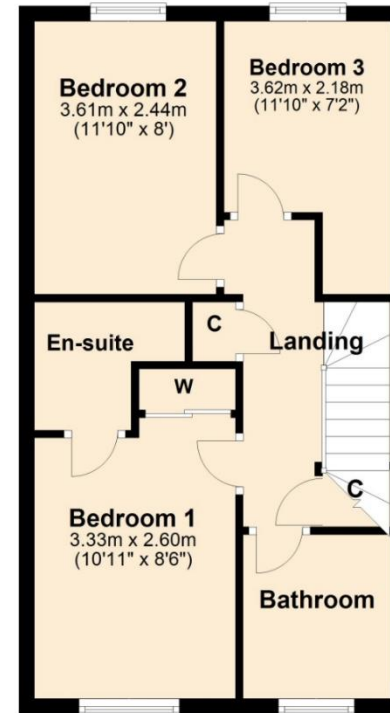
### Ground Floor

Approx. 41.6 sq. metres (448.3 sq. feet)



### First Floor

Approx. 41.5 sq. metres (446.2 sq. feet)



Total area: approx. 83.1 sq. metres (894.5 sq. feet)