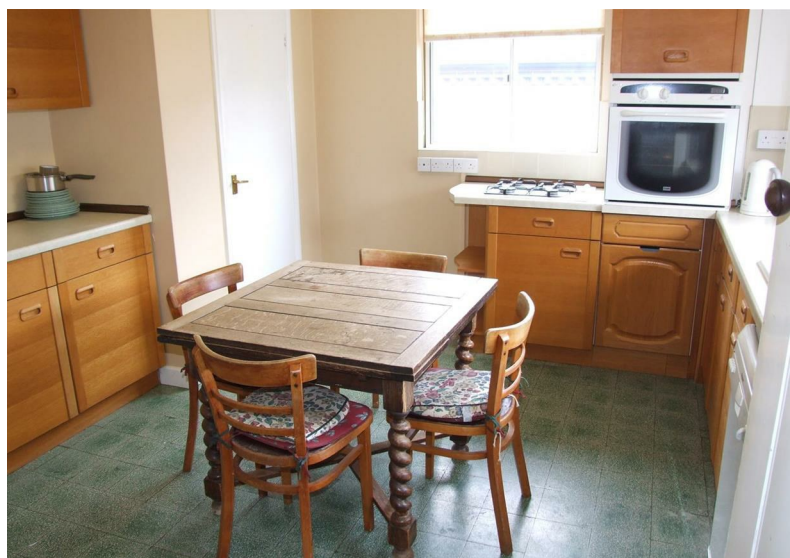


Neville House, 67 Wellingborough Road,
Rushden, Northamptonshire, NN10 9YG
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**149 Rushden Road, Wymington
Northamptonshire NN10 9LF**



£199,950 Freehold

We, the Sole Selling Agents, are delighted to offer for sale this extended, mature, detached bungalow, offering great potential and being situated on the outskirts of this ever popular North Bedfordshire village, within the Podington, Harold and Sharnbrook catchment areas. Offered for sale with no onward chain, the sensible asking price reflects the need for general updating throughout and in addition to this, there is scope to extend to the side, rear and above, if so required, subject to relevant planning permission, consents, etc. Externally, providing much off road parking and a generous rear garden, with garage space also.

An early viewing is advised.

- Two double bedrooms
- Porch
- Lounge
- Pantry
- Cloakroom/w.c
- Bathroom/w.c
- Hall
- Good size kitchen/breakfast room
- Large utility room

Location

Rushden Road, Wymington is a continuation of Wymington Road, Rushden. The property can be found not far from the turning into Cambridge Street, as identified by our 'for sale' board. Viewings should be made strictly via ourselves the Sole Selling Agents on 01933 316316.

Council Tax Band

D

Energy Rating

To be advised.

Accommodation

Porch

Hall

Lounge 12'11" x 11'11" (3.94m x 3.63m)

Maximum



Kitchen/Breakfast Room 12'5" x 12'6" (3.79m x 3.81m)

Maximum



Pantry 2'11" x 4'8" (0.89m x 1.41m)

Store 2'11" x 5'1" (0.89m x 1.54m)

Utility Room 9'7" x 15'4" (2.91m x 4.67m)

Maximum

Cloakroom/W.C

Bedroom 1 12'11" x 10'11" (3.94m x 3.32m)

Maximum



Bedroom 2 11'5" x 10'11" (3.48m x 3.32m)

Maximum



Bathroom/W.C



Additional Information

Heating by way of gas radiator central heating and gas wall heaters (back boiler situated in kitchen/breakfast room).

Single glazing with secondary glazing to most rooms.

Airing cupboard in hall housing hot water cylinder.

Loft access in hall.

Outside

Front

A good area of front garden with scope for further off road parking, if so required. Driveway approach providing good off road parking, leading to garage space, if so required.

Rear Garden

Fully enclosed and of a good size, being well matured.



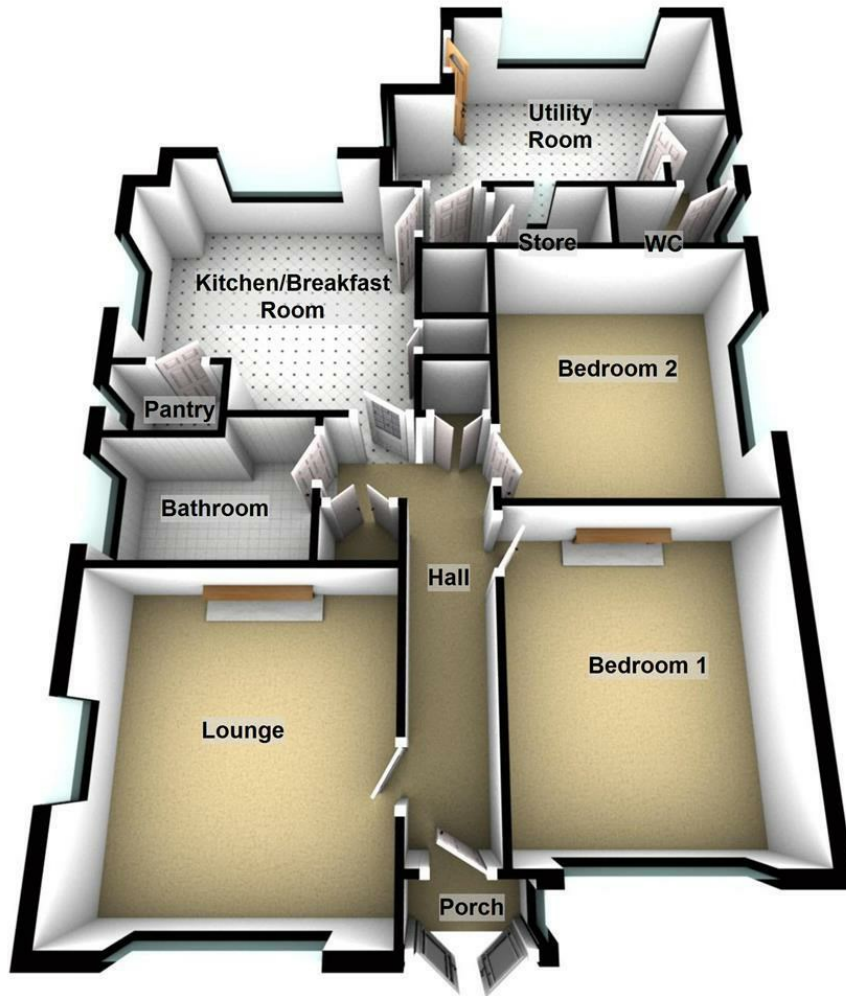
Disclaimer

AGENTS NOTE - ALL MEASUREMENTS ARE APPROXIMATE. ANY APPLIANCES MENTIONED HAVE NOT BEEN TESTED BY OURSELVES. MONEY LAUNDERING REGULATIONS 2007 – We are required to show due diligence in obtaining proof of identity on or before the date the purchaser's offer is accepted by the vendor (seller). Floor plans are for identification purposes only and not to scale. Measurements are approximate. Wall thickness, door and window sizes are approximate. Prospective purchasers are strongly advised to check all measurements prior to purchase. Mike Neville Estate Agents for themselves and the Vendors/Lessors of this property, give notice that (a) these particulars are produced in good faith as a general guide only and do not constitute or form part of a contract (b) no person in the employment of Mike Neville has authority to give or make any representation or warranty whatsoever in relation to the property.



Ground Floor

Approx. 87.3 sq. metres (939.9 sq. feet)



Total area: approx. 87.3 sq. metres (939.9 sq. feet)

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