



**17 Purbeck Road, Rushden
Northamptonshire NN10 6UH
£210,000 Freehold**

An established, three bedroom 'Norfolk Thatcher' detached home. Situated in an ever popular residential location. Offered with no onward chain. Viewing highly recommended.

- Three bedrooms, including super master bedroom with fitted wardrobes
- Lounge
- PVC double glazing
- Low maintenance enclosed rear garden
- Modern bathroom/w.c with separate shower
- Modern kitchen/dining room
- Much forecourt & driveway parking
- Ground floor cloakroom/w.c
- Gas radiator central heating
- Garage with shed to the fore



Introduction

A very roomy family home situated on a popular development, towards the north western fringe of Rushden and ideally placed for access onto the dual carriageway A45 linking through to Wellingborough and Northampton, or alternatively within a comfortable drive of Bedford on the A6 south some 14 miles. The house itself is well established and the rooms are extremely well proportioned. We do feel that viewing internally should be considered to appreciate the accommodation on offer.

Location

Purbeck Road is situated at the end of Melloway Road, linking through to Dingle Road and Melloway Road is situated off the main Irchester Road, with the property being identified by our 'for sale' board. Viewings should be made strictly via ourselves the Selling Agents on 01933 316316.

Council Tax Band

C

Energy Rating

To be advised.

Accommodation

Ground Floor

Hall

Lounge 10'11" x 15'8" (3.34m x 4.77m)

Kitchen/Dining Room 12'1" x 15'8" (3.68m x 4.77m)

Ground Floor Cloakroom/w.c

First Floor

Bedroom 1 12'1" x 15'10" (3.69m x 4.82m)

Maximum including built in wardrobes

Bedroom 2 9'5" x 8'5" (2.87m x 2.56m)

Including built in wardrobes, plus door recess

Bedroom 3 11'4" x 7'1" (3.46m x 2.17m)

Bathroom/w.c

Landing

Additional Information

Gas fired boiler for central heating and hot water situated in ground floor cloakroom/w.c.

Loft access on landing.





Outside

Fully block paved forecourt/driveway providing much off road parking. Double gates and long driveway approach to side of property leading to shed and thereafter garage.

Garage

Of brick construction. Up and over door to front. Side door to rear garden. Windows.

Rear Garden

Totally enclosed and benefiting from being block paved, therefore ensuring low maintenance. The garden also benefits from a fair degree of privacy. Gated access through from driveway.

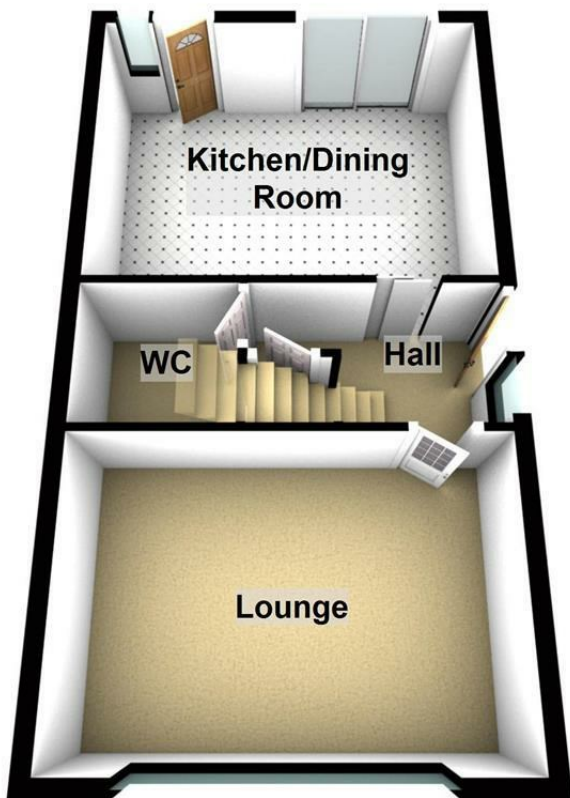
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Ground Floor

Approx. 42.3 sq. metres (455.5 sq. feet)



First Floor

Approx. 44.9 sq. metres (483.5 sq. feet)



Total area: approx. 87.2 sq. metres (939.0 sq. feet)

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