

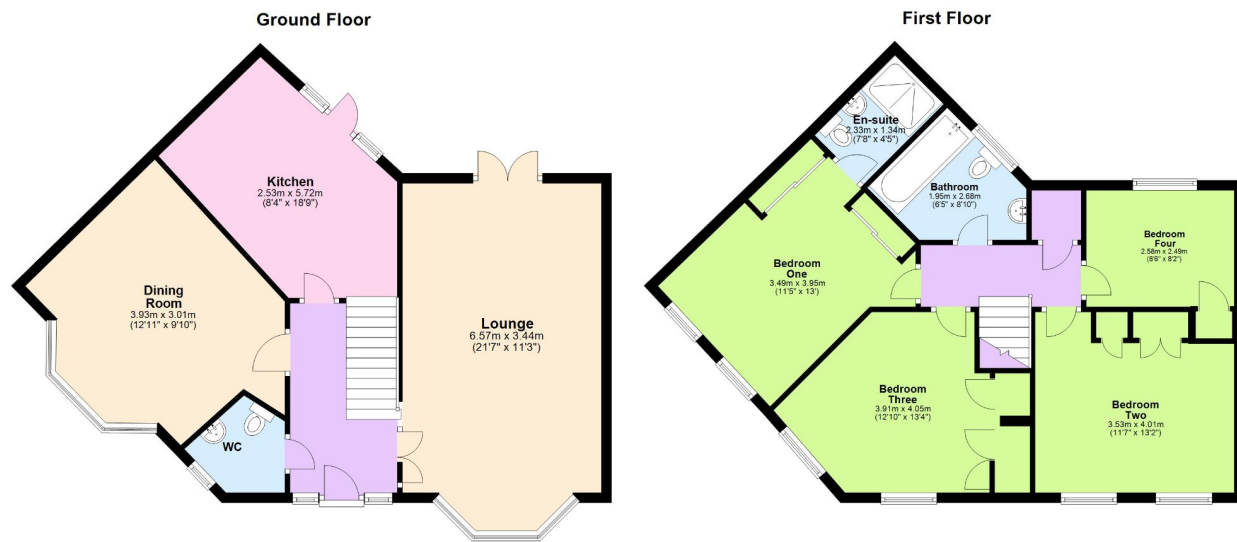


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 2 James Watt Close, Daventry NN11 8RJ

campbells
of Daventry



4 Bedrooms | 2 Bathrooms | 2 Reception Rooms | Garage



LOCAL PROPERTY EXPERT JAMIE CAMPBELL

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"We chose Campbells originally because we came across Jamie while viewing another house. He appeared knowledgeable, professional and believable without being pushy. It turned out that that was a great decision when we were next introduced to Sian whose attention to detail and ability to resolve problems both up and down the chain was always reassuring, professional and friendly. She was always available to talk through our concerns and offer calm, sound advice. A lot of hours were put in by the team and we're not sure that the sale would have reached completion without Campbells expertise. We certainly think they represent good value for money and would definitely recommend them to anyone."
NAME: Pete and Sue, Daventry
ABOUT: Jamie and Sian



17 CHARLCOTE WAY

DAVENTRY, NN11 8AX

- ✓ Spacious Four-Bedroom Detached Property
- ✓ Three Double Bedrooms And A Large Single
- ✓ Secure, Gated Parking with Garage
- ✓ Low-Maintenance Rear Garden
- ✓ Sizeable, Separate Dining Room
- ✓ 'Move-in' Ready Condition
- ✓ Well-Appointed Kitchen
- ✓ 'Ideal Family Location'
- ✓ Inviting 18ft Lounge

Disclaimer: The information on this property, including floor plans, photographs, videos and virtual tours (available on the Campbells website) has been prepared to give, in our opinion, a fair description of the property. We have tried to detail the information as accurately as possible relying on the owner's input too, but we can't give any accuracy guarantee - all measurements are approximate. None of this information constitutes an offer or a contract, or part thereof. Please make sure you satisfy yourself as to the correctness of each statement contained in these particulars. Campbells have not tested any apparatus, equipment, fittings or services including any heating system so we cannot therefore verify that these are in good working order. We haven't carried out any form of survey and would advise that you make your own arrangements to instruct and obtain a qualified survey report prior to exchange of contracts. Your solicitor will look after all the legal matters relating to this property and agree with the owner's solicitor which items will be included in the sale. If you have any questions or concerns please just ask. Viewings and Offers are to be strictly handled by Campbells. Copyright Warning - You may use any of this material for your personal use, however, you may not reuse any of this information, which includes the pictures, to republish or redistribute or make any of this detail available in any other format to any other party which includes websites, any online platform, media or notice board without prior written consent from Campbells.



Four-Bedroom Semi-Detached Property For Sale in Middlemore, Daventry

This spacious four-bedroom semi-detached property surprises with its roomy interior, making it ideal for families. The 18ft lounge is inviting, connecting to a sizeable dining room and a well-appointed kitchen with space for a breakfast table. Both the kitchen and living room open up to the rear garden. Secure parking includes a private garage behind remote-controlled gates and one off-road space. Upstairs, there are four sizeable bedrooms, including three doubles with fitted wardrobes, offering ample space, while the main bedroom features an en-suite. The property is "move-in" ready and includes a low-maintenance rear garden with reservoir views and quick access to the reservoir itself. This fantastic four-bedroom, semi-detached property boasts more space than meets the eye, making it the perfect family home. This property really is like a Tardis....(for the non Sci-Fi fans; it's much bigger on the inside.) The spacious hall connects the downstairs accommodation. The generous 18ft lounge is very inviting with double doors that lead out to the hall and double French doors that lead into the rear garden. Across the hall, the sizeable dining room is perfect for hosting gatherings and enjoying meals together.

The well-appointed kitchen not only offers ample cooking space but also provides room for a large breakfast table/small dining table. Both the kitchen and the living room seamlessly connect to the rear garden, offering a delightful extension of your living space. For those in need of parking, this property can do one better. Sitting behind private (shared by just a few homes,) remote controlled gates is a single garage equipped with power and lighting, complemented by one off road parking space, ensuring convenience and security. The rear garden has a lovely view of the reservoir too. It is low maintenance and has rear access to the parking area and garage. You can also use this rear access to walk to the reservoir in just seconds. Upstairs, you'll find four bedrooms, with three of them generously sized and featuring fitted wardrobes. The main bedroom is completed with an en-suite featuring a spacious shower. Bedroom four and the family bathroom are also notably roomy, accommodating the needs of a growing family. Bedroom four also has a fantastic view of the reservoir. This property is not only aesthetically pleasing but also in great condition, ready for you to move in. It has double-glazed windows, gas central heating with a boiler that is less than a year old. There is also a new oven in the kitchen (18 months old.) There are also solar panels to help with hot water.



LOCATION

Situated in the sought-after Middlemore development, this home enjoys a cul-de-sac location, right next to a small pocket park. Nature enthusiasts will appreciate the proximity to the countryside and major road networks, making commutes a breeze. Additionally, the property is a short walk from Drayton Reservoir (watch the video to show just how close) perfect for leisurely strolls and outdoor activities, as well as local amenities. Local amenities include; Middlemore Farm family pub & restaurant, Local Store with Post Office - which serves hot food too. Daventry Country Park and Drayton Reservoir. Plenty of scenic walks close by if you like to be outdoors including the Grand Union Canal - you can walk to Braunston Village within 20 minutes for a drink and a bite to eat on the canal. For travel and commutability the M1 and M6 are about 15-20 minutes away and Long Buckby Train Station approx. 10 minutes by car. Daventry benefits from many facilities and amenities including the Leisure Centre, Daventry Country Park, various bars and restaurants, supermarkets, small boutiques and local shops along with the twice-weekly Market on the High Street.



Council Tax: Band D EPC: Rating B

“This property offers a wealth of features and benefits that you won't want to miss out on.”

