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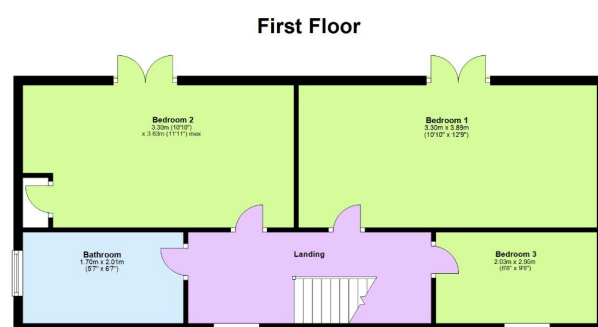
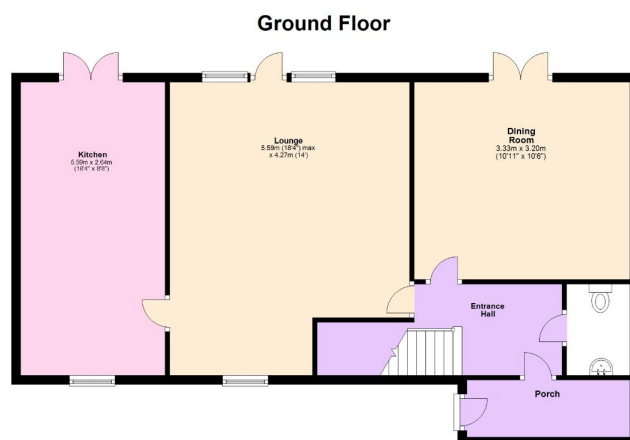


2 James Watt Close, Daventry NN11 8RJ

**campbells**  
of Weedon



3 Bedrooms | 1 Bathroom | 2 Reception Rooms | Double Garage



**31 QUEEN STREET**

WEEDON, NN7 4RA

- ✔ Double Garage and Off Road Parking
- ✔ Rural Charm meets Modern Comfort
- ✔ Three Bedroom Village Retreat
- ✔ Tranquil Countryside Views
- ✔ Kitchen with Vaulted Ceiling
- ✔ Separate Dining Room
- ✔ Welcoming Village Location
- ✔ Rear Garden Oasis
- ✔ Stunning Interior



**LOCAL PROPERTY EXPERT AMANDA LOYDALL**

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**TESTIMONIAL**

We had initially enquired with Campbells when looking to rent our property out, approximately two years prior, however decided not to rent at the time. When looking to sell the property I immediately thought to use Campbells due to an excellent first impression and had no doubts it would be handled professionally. Amanda was brilliant from the get-go and was informative, going above and beyond to provide useful contacts in order to make the process as easy as possible. Amanda was understanding, informative and professional throughout. I received a Christmas card which was a lovely added touch. I had complete confidence in the Campbells team from day one. Everyone I dealt with at Campbells was friendly and happy to help with any questions I had. This was my first experience of selling a property and the team made sure it went as smoothly as possible. I felt well advised throughout and felt able to ask any questions I needed. I hope to use Campbells again in future. I believe Campbells are very good value for money. I believe Amanda and Sian both deserve credit for their work for the reasons outlined above. Both Amanda and Sian were friendly and professional and I feel went the extra mile to ensure I was happy at all stages of the process. I can't thank them enough for their help in making what was otherwise a really difficult time for me as easy as possible. A professional, approachable and respectable team that are worth more than the fees listed. Overall 5+++ thank you all very much. I would just like to say thank you again for all of your help from the very beginning. Selling the house was not an easy decision for me but I had every faith in you and the team from day one which made it slightly easier. I wish you all the best and hope to be buying my next property through Campbells when the time is right.

**BY: Jess, Weedon - 11th September 2023**

**ABOUT: Amanda & Sian**

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.





**Three Bedroom Semi-Detached Property  
For Sale in Weedon Village**

A three-Bedroom Semi-Detached Gem with Double Garage in Weedon Village. Nestled amidst the picturesque Northamptonshire countryside in the friendly village of Weedon, we are delighted to present a semi-detached residence that seamlessly blends rural charm with modern comfort. This lovely 3-bedroom home offers not just a house, but a serene lifestyle filled with countryside views and the convenience of a double garage. Offering the wow factor, prepare for a journey through this charming property, where the best of village living meets contemporary elegance. As you approach this semi-detached residence, you'll be immediately struck by its charming exterior. The house boasts a landscaped designed exterior that provides a welcoming first impression and sets a president for what's to follow. A double garage not only provides ample space for your vehicles but also offers additional storage - a valuable asset for any homeowner. Stepping inside, you'll find a warm and inviting atmosphere that exudes comfort and style. The spacious living area is bathed in natural light thanks to large windows that frame the captivating countryside views. The modern kitchen is equipped with high-quality appliances, sleek cabinetry, and ample countertop space for culinary enthusiasts. A separate dining room, with doors leading out to the rear make entertaining great for those Summer BBQ's.

Upstairs, three generously-sized bedrooms await, each offering peaceful views. The beautifully appointed family bathroom, offers modern fixtures and a boutique feel. One of the standout features of this property is the panoramic countryside views that can be enjoyed from various vantage points within the house. Whether you're sipping your morning coffee in the kitchen or relaxing in the garden, the ever-changing natural beauty of the surroundings will never cease to inspire and captivate. The outdoor space of this residence is a true gem. The south facing rear garden is designed for relaxation and enjoyment. The patio area is perfect for al fresco dining and entertaining, while the well-tended lawn offers space for outdoor activities. Surrounded by lush greenery and overlooking the rolling hills, the garden provides a serene escape from the daily grind. In summary, this 3-bedroom semi-detached house in Weedon Village is a rare find that combines the charm of village life with modern comfort and convenience. With its captivating countryside views, double garage, and elegant interior, it offers a serene and picturesque lifestyle that is sure to appeal to those seeking a tranquil escape. Don't miss the opportunity to make this house your home and experience the magic of Weedon village living. Contact our estate agents today to arrange a viewing and explore the endless possibilities that await you in this countryside retreat.



**LOCATION**

Located in the heart of middle England is Weedon village, this property enjoys a privileged location that provides the best of both worlds – the tranquillity of rural living and the convenience of urban amenities. Weedon, with its welcoming community and idyllic countryside surroundings, offers a peaceful escape, making it an ideal retreat for those seeking a village lifestyle.



Council Tax: B      EPC: TBC

**“Captivating  
countryside  
gem.”**