



 JACKIE OLIVER & CO

11 Hillcroft View, Blakesley
Guide Price **£500,000**

11 Hillcroft View

Blakesley, Towcester

Located in the popular, well serviced and characterful village of Blakesley, this four bedroom detached home would benefit from some further modernisation and is offered for sale with no upward chain. Situated in a private cul-de-sac, the accommodation comprises an entrance hall, sitting room with open fireplace, dining room, kitchen with integrated appliances, a utility room and a cloakroom to the ground floor. Upstairs there is a master bedroom with built in wardrobe and an en-suite shower room together with three further bedrooms and main bathroom. Outside the rear garden has a south easterly facing aspect, a patio seating area directly adjacent to the sitting room with the remainder of the garden being laid to lawn with a range of mature shrubs and trees. Finally to the front of the property is a double garage with a gravel driveway providing ample off road parking.

Council Tax band: F

Tenure: Freehold

- Detached Property
- Four Bedrooms
- Separate Sitting & Dining Room
- Kitchen With Integrated Appliances
- Separate Utility Room
- En-suite, Bathroom & Cloakroom
- Rear Garden
- Detached Double Garage & Gravel Driveway
- No Upper Chain





Entrance Hall

Entered via a uPVC door under a storm porch. Stairs to the first floor. Radiator.

Sitting Room

A dual aspect room with a bow window to the front and bi-folding doors to the rear. Open fireplace with stone surround and hearth. Radiator.

Kitchen

Fitted with a range of base and wall units, working surfaces and tiled splashbacks. There is a stainless steel sink with mixer tap over. Integrated appliances include dishwasher, fridge/freezer and eye-level oven together with a four ring induction hob and extractor hood over. Window to the rear. Radiator.

Utility Room

Window to the side. uPVC door opening into the rear garden. Floor mounted oil fired boiler. Plumbing for washing machine.

Dining Room

Window to the front. Radiator.

Cloakroom

Fitted with a two piece suite comprising a wash basin and a W.C. Window to the side. Radiator.







Landing

Window to the rear. Access to loft space. Airing cupboard containing hot water cylinder.

Master Bedroom

Window to the rear. Built-in wardrobes with hanging rails and shelving. Radiator.

En-suite Shower Room

Fitted with a three piece suite comprising a wash basin, shower cubicle and a W.C. Radiator. Window to the rear.

Bedroom 2

A dual aspect room with a windows to front and rear. Radiator.

Bedroom 3

Window to the front. Radiator.

Bedroom 4

Window to the front. Radiator.



Bathroom

Fitted with a three piece suite comprising a wash basin, bath with electric shower over and a W.C. Window to the side. Radiator.



Rear Garden

Benefiting from a south easterly facing aspect the rear garden is approximately 50ft in length and is fully enclosed by a mixture of fencing. Predominantly laid to lawn with mature shrubs and trees together with a patio seating area adjacent to the sitting room. Gated side access to the front.

Agents Note: The bottom section of the garden is unregistered. The current owner has enjoyed the use of this for in circa 12 years.

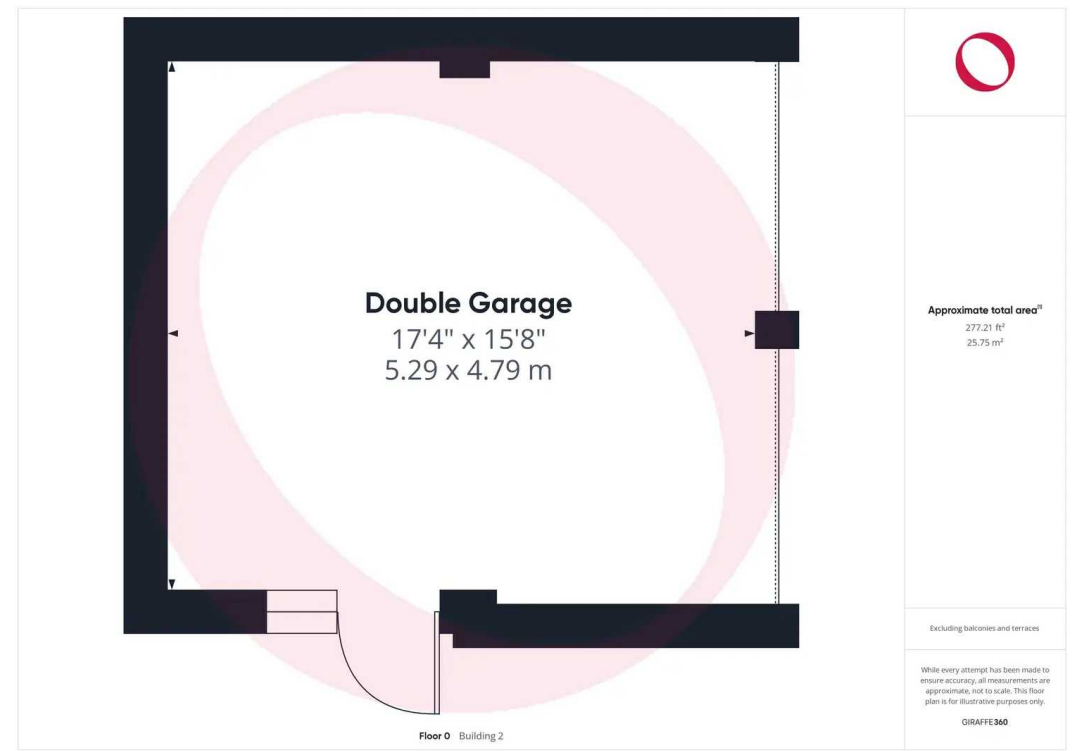
Double Garage

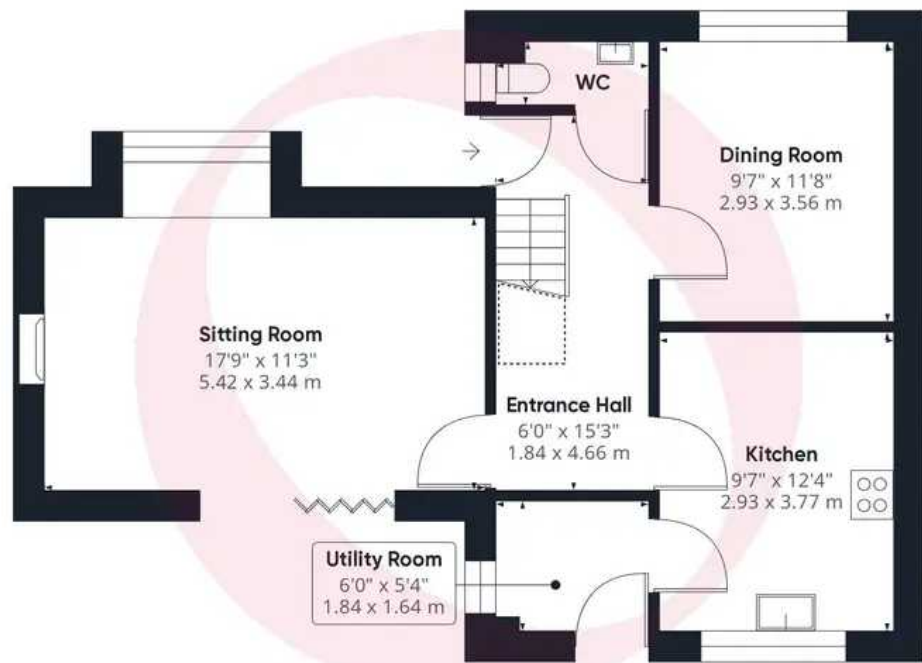
To the front of the property there is a detached double garage with twin up and over doors and personal door to the side. Inside power and light are connected with the additional eaves space offering further storage.

Driveway Parking

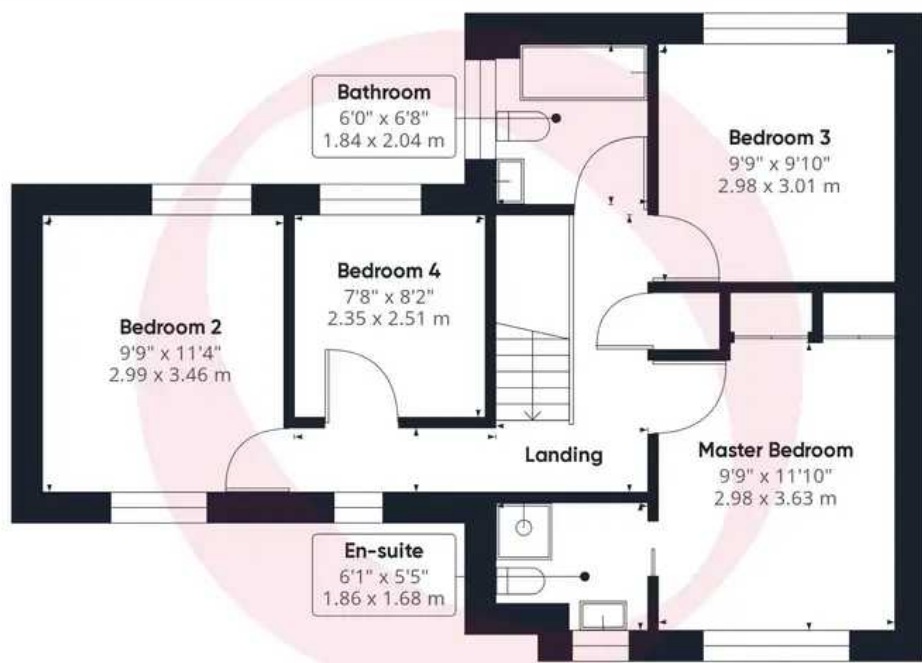
The gravel driveway provides in front of the garage provides off road parking to the property for a number of vehicles.







Floor 0 Building 1



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Approximate total area^{††}
1157.43 ft²
107.53 m²

Reduced headroom
16.49 ft²
1.53 m²

Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



 JACKIE OLIVER & CO

Jackie Oliver & Co Estate Agents, 148 Watling Street East - NN12 6DB

01327 359903

hello@jackie-oliver.co.uk

www.jackie-oliver.co.uk/