



01327 878926



www.campbell-online.co.uk



2 James Watt Close, Daventry NN11 8RJ

campbells

of Spratton



2 Bedrooms | 1 Bathroom | 2 Reception Rooms | Garage



9 ST LUKE'S CLOSE

SPRATTON, NN6 8HS

- UPVC Double Glazing Throughout And Gas Central Heating
- Semi-Detached Extended Bungalow
- Garage And Off Road Parking
- Good Sized Garden
- Kitchen / Breakfast Room
- No Upper Chain
- Lounge / Diner
- Village Location
- Conservatory

This two bedroom semi-detached bungalow is for sale in the sought after Northamptonshire Village of Spratton, it is surprisingly spacious and benefits from being extended and sitting on a good sized footprint.

St Luke's Close is located in the heart of Spratton, just a short walk from all the local amenities on a no through road location.

Having been looked after over the years, the property is in good condition both inside and out, and the garden is a blank canvas for the next owners.

The property sits on a large plot giving you plenty of outside space. The detached garage has a storage shed at the end which makes it a versatile area for storage as well as housing your car, and there is the bonus of an electric roller door.

The property has been extended at the rear to give you a kitchen / breakfast room, and a lounge / diner with patio doors leading onto the conservatory, which leads out to the low maintenance garden and patio.

The bathroom has been converted to a good sized wet room, there are fitted wardrobes to the main bedroom, and the loft is a very versatile space.

Throughout this property you have UPVC double glazed doors and windows and gas-fired central heating throughout.

Spratton is a desirable and highly regarded village in Northamptonshire which is well catered for with a village shop, hairdressers and public houses among other local amenities.

The primary school which is just a short walk away from the property, feeds into the outstanding Guilsborough Secondary School and there is also Spratton Hall School.

Spratton is just a few minutes from the A14, and within easy reach of the M1 Junction 18. Northampton and Long Buckby Railway Stations are both just a short drive away with mainline rail links to London and Birmingham.

Local leisure facilities include several golf clubs, Pitsford and Ravensthorpe Reservoirs and Brixworth Country Park. There really is no shortage of things to do in and around Spratton.

Don't miss out on this bungalow, to view call the Campbells team today and we will be happy to show you around.



Council Tax: Band C

EPC Rating: D

