



**Colwell Road, Wellingborough NN8 1NT**

**welcome to**

## **Colwell Road, Wellingborough**

A very well presented three bedroom mid terraced is ideally located, providing easy access to the train station.

### **Entrance Hall**

Double glazed door to the front aspect, recently replaced staircase rising to first floor landing and radiator.

### **Lounge**

Double glazed window to the front aspect, meter cupboard, feature fire place with shelving, storage either side and radiator.

### **Dining Room**

Double glazed window to the rear aspect, shelving and storage either side of cupboard and radiator.

### **Kitchen**

Double glazed window to the side aspect, stainless steel sink and drainer unit, fitted oven with gas hob and good hood over, tiling to splash back areas, plumbing for washing machine, plumbing for fridge/freezer, pantry and wall mounted boiler.

### **Garden Room**

Double glazed doors leading into rear garden.

### **First Floor Landing**

Loft access and doors leading to all rooms and bathrooms.

### **Bedroom One**

Two double glazed window to front aspect and radiator.

### **Bedroom Two**

Single glazed window to rear aspect, built in wardrobes, wooden flooring and radiator.

### **Bedroom Three**

Double glazed window to the rear aspect and radiator.

### **Shower Room**

Large shower area with a glass screen, wash hand basin, low level WC, tiling to splash back areas and towel rail.





## Externally

### Front

Retaining wall with a raised stocked bed.

### Rear Garden

Enclosed with fencing, decked area to side and rear, lawn and pathway, widened back gate to safe, gated alleyway.

### Outbuilding

11' 2" x 7' 10" ( 3.40m x 2.39m )

Brick built shed perfect for storage, power and light connected.



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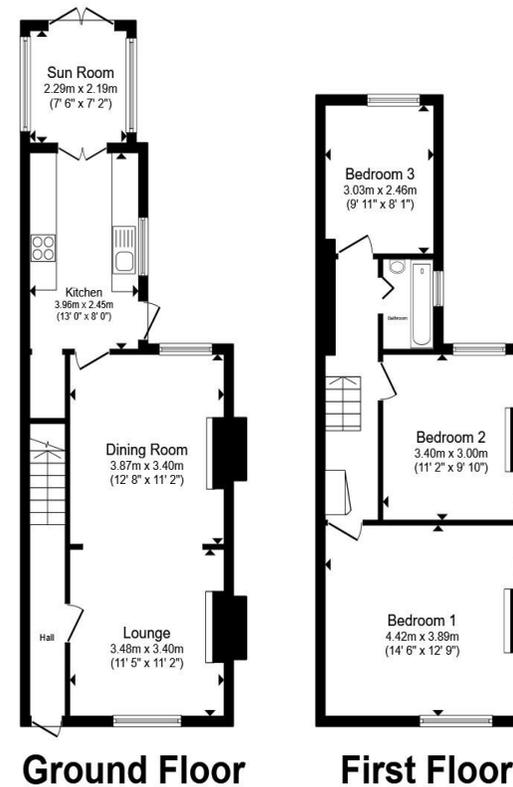
- A very well presented three bedroom mid terrace
- Easy access to the train station
- Secure storage for motorcycles or bicycles etc
- An excellent first time purchases, perfect for commuters
- Residents parking areas

Tenure: Freehold EPC Rating: C

Council Tax Band: A

offers in the region of

**£210,000**



Total floor area 92.5 m<sup>2</sup> (996 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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Property Ref:  
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