



Offers In Excess Of **12 Lockgate Road, Northampton, NN4 9DP**  
**£315,000**

Freehold

A well presented four bedroom detached family home located in this popular area with good access to the M1. The accommodation comprises: Entrance hall, lounge, kitchen/dining room, utility room, master bedroom with en suite, three further bedrooms, bathroom, rear garden, off road parking and garage.

**Northampton**

10 Bridge Street, Northampton, NN1 1NW

**T: 01604 624424**

Offices also located in Daventry

**stonhills.co.uk**



#### ENTRANCE HALL

Stairs rising to first floor landing, radiator.

#### LOUNGE

Upvc double glazed French Doors to rear elevation giving access to the rear garden, upvc double glazed bay window to front elevation, two radiators, TV point

#### KITCHEN/DINING ROOM

Upvc double glazed bay window to front elevation, upvc double glazed window to rear elevation, fitted in a range of base and wall mounted units with work surface over and inset sink with mixer tap over. Integrated appliances to include double oven, hob with extractor hood over, dishwasher and fridge/freezer. Breakfast bar, radiator and door to.

#### UTILITY ROOM

Door to rear elevation giving access to the rear garden, space for washing machine and tumble dryer.

#### CLOAKROOM

Fitted in a two piece suite to comprise low level wc and wash hand basin, radiator.

#### FIRST FLOOR LANDING

Stairs rising to first floor landing.

#### MASTER BEDROOM

Upvc double glazed window to front elevation, fitted wardrobes, radiator, TV point and door to .

#### ENSUITE

Obscure upvc double glazed window to rear elevation, fitted in a three piece suite to comprise low level wc, wash hand basin and shower cubicle, radiator.

#### BEDROOM 4

Upvc double glazed window to front elevation, radiator.

#### BATHROOM

Obscure upvc double glazed window to rear elevation, fitted in a three piece suite to comprise low level wc, wash hand basin and bath, radiator.

#### SECOND FLOOR LANDING

#### BEDROOM TWO

Upvc double glazed window to front elevation, radiator.

#### BEDROOM THREE

Upvc double glazed window to front elevation, radiator.

#### REAR GARDEN

Mainly laid to lawn, access to the garage.



### SINGLE GARAGE

Off road parking leading to single garage.



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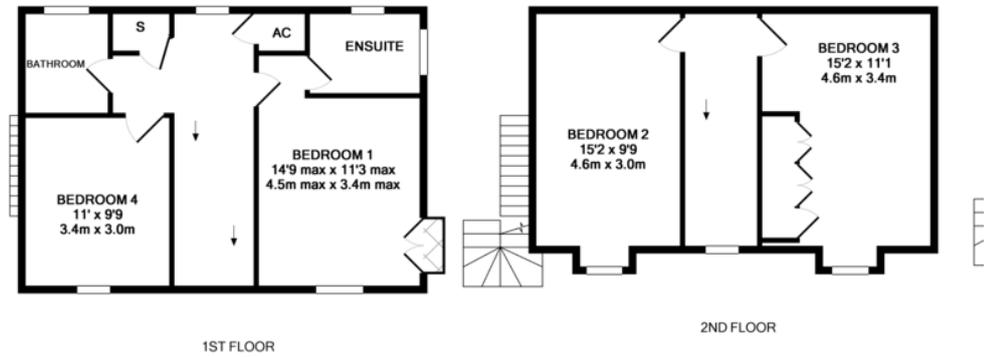
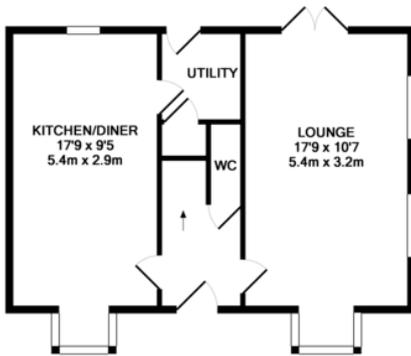
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**Local Authority**

Northampton Borough Council



**LOCKGATE ROAD**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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