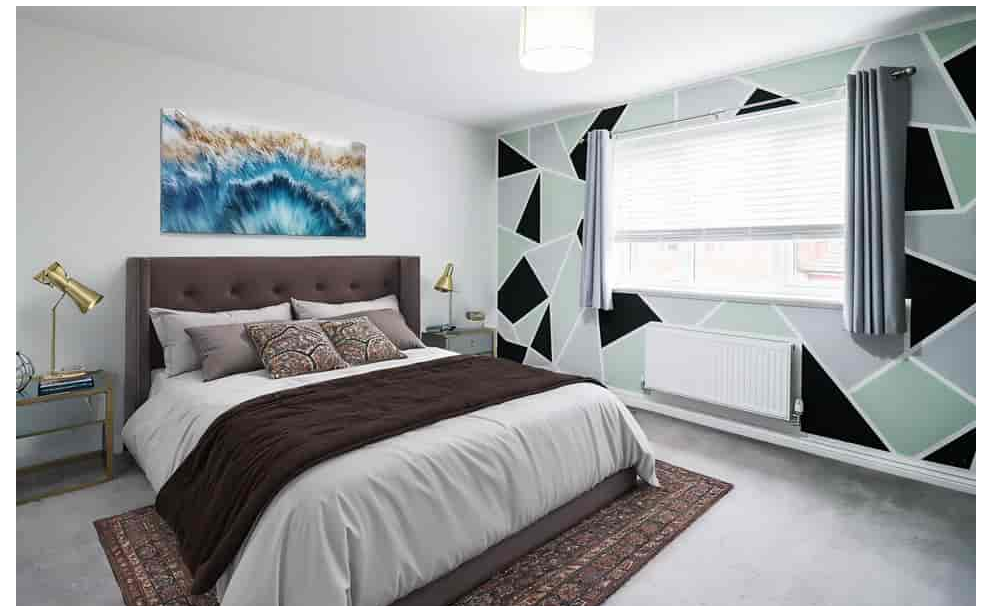
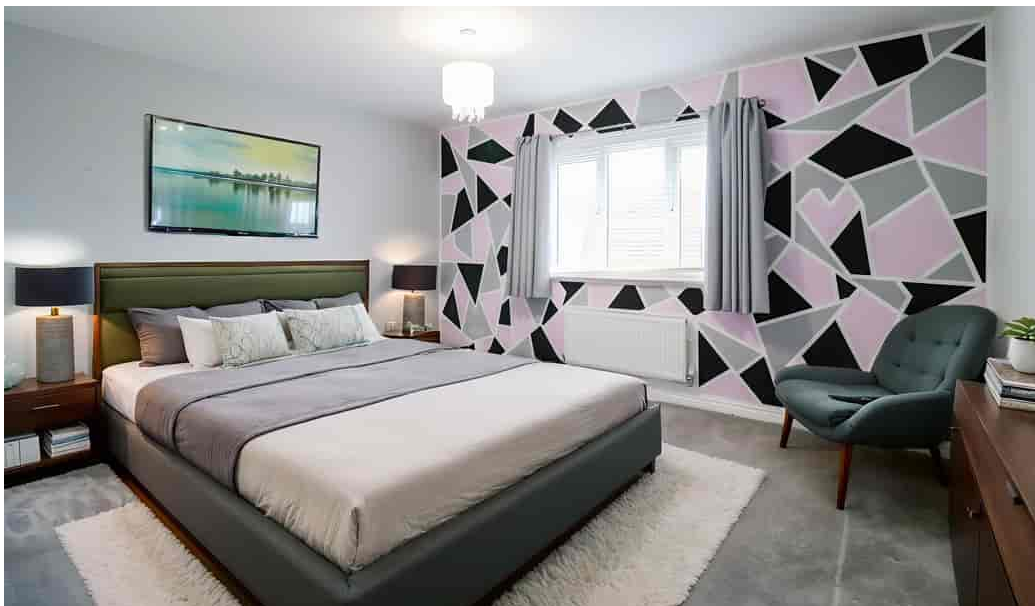




THE ESTATE AGENTS  
1977



**Eider Close, Northampton NN4 9AD**  
**Offers Over £300,000 - Freehold**



## PROPERTY DESCRIPTION

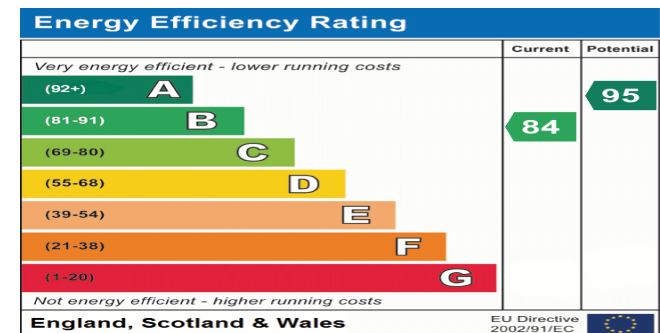
The Estate Agents are pleased to present this spacious, four bedroom, modern, three storey town house, in the sought after area of Pineham Village. The accommodation briefly comprises; a welcoming entrance hall, living room, kitchen breakfast room and W.C. On the first floor are two bedrooms and family bathroom, the master bedroom with en suite and a further double bedroom occupy the second floor. Outside the property benefits from a front drive offering off road parking for two vehicles and a low maintenance rear garden with space for a garden shed.

Pineham Village is ideally situated close to local amenities and within easy reach of Sixfields shopping and leisure complex. The property has excellent road links with the A34/A45 and M1, Northampton has a regular train service to London Euston in under an hour.

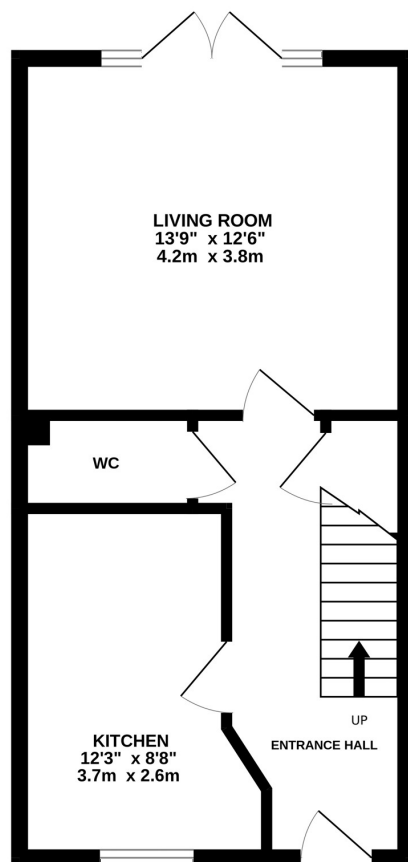
Note: Some of the images have been virtually staged for illustration purposes only, the property is being sold empty.

## POINTS OF INTEREST

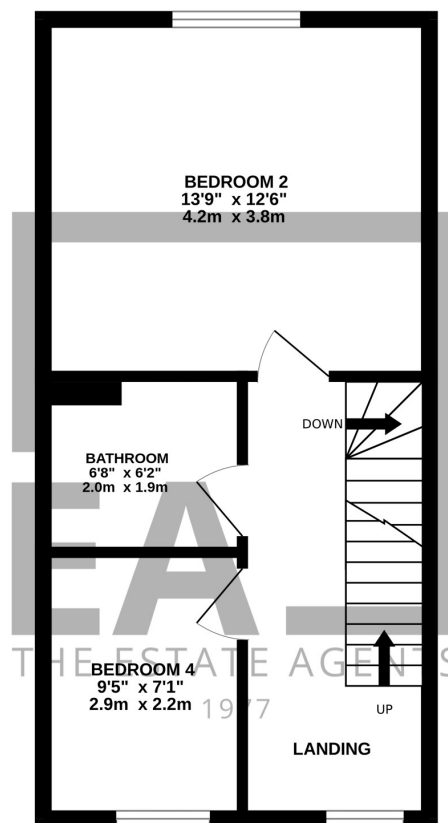
- Four Bedroom, Three Storey Town House
- En Suite To Master
- Built In 2017
- Spacious Accommodation
- Modern Fitted Kitchen With Integrated Appliances
- Off Road Parking For Two Vehicles
- Low Maintenance Rear Garden
- Sought After Location
- No Upward Chain
- EPC Rating - B



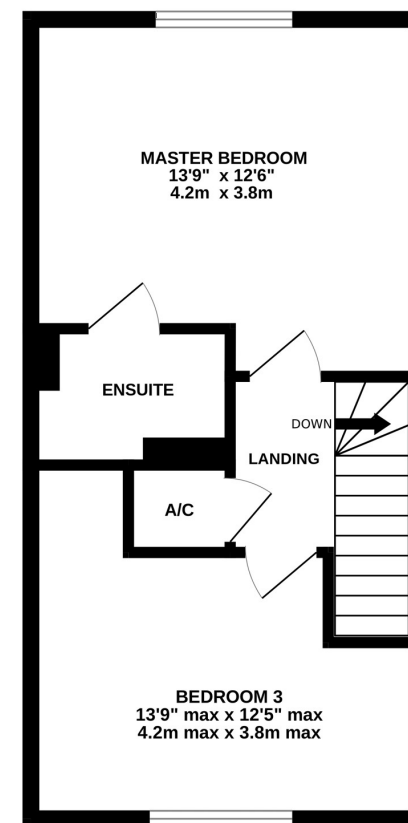
**GROUND FLOOR**  
380 sq.ft. (35.3 sq.m.) approx.



**1ST FLOOR**  
380 sq.ft. (35.3 sq.m.) approx.



**2ND FLOOR**  
380 sq.ft. (35.3 sq.m.) approx.



**TOTAL FLOOR AREA : 1140 sq.ft. (105.9 sq.m.) approx.**

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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