

11 CHESTNUT CLOSE MILTON MALSOR | NORTHAMPTON £325,000 FREEHOLD



## 11 Chestnut Close | Milton Malsor | Northampton | NN7 3HJ

Merrys are delighted to offer for sale with no onward chain this three bedroom semi-detached property in Milton Malsor. Situated in a quiet cul-de-sac this home comprises of a spacious kitchen with appliances, lounge/diner and cloakroom WC on the ground floor and three bedrooms, with en-suite to master and family bathroom on the first floor. The light and airy lounge leeds out to the rear garden which is private and enclosed and has gated rear access and is of a generous size. The tandem length driveway to the side of the property leads up to the single garage which has a courtesy door accessing the rear garden. Gas Radiator heating and UPVC double glazing.

Three bedroom semi detached with Garage | Cul-de-sac location | no onward chain |

En-suite to master bedroom | Fitted kitchen with appliances | Generous rear garden | Well presented





Wootton Hope Drive, Northampton, NN4 6DY MERRYS.CO.UK























GROUND FLOOR 415 sq.ft. (38.6 sq.m.) approx.

STORAGE

UE

STORAGE

HALL



KITCHEN

11'9" x 7'9" 3.57m x 2.35m



TOTAL FLOOR AREA : 830 sq.ft. (77.2 sq.m.) approx. Whits every attempt has been made to ensure the accuracy of the flooping outputs. ef doors, windows, tooms and any other tierns are approximate and no responsibility is taken for any error, prospective purchaser. The services, systems and applications show have no been tested and no guarantee as to their operability or efficiency can be given. Made with Metropic 2025. Note: Merrys for themselves and for the vendors of this property, whose agents they are, give notice that:

1. The particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchasers and do not constitute, nor constitute part of an offer or contract. No responsibility is assumed for the accuracy of individual items.

2.All descriptions, dimensions, area, reference to condition and necessary permission for use and occupation and their details are given in good faith and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection, or otherwise as to the correctness of each of them.

3.No person in the employment of Merrys has any authority to make or give and representations or warranty whatever in relation to this property or these particulars or enter into any contract relating to this property on behalf of the vendor. 4.No responsibility can be accepted for any expenses incurred by intending purchasers or in inspecting properties which have been sold, let or withdrawn.





1ST FLOOR 415 sq.ft. (38.6 sq.m.) approx.