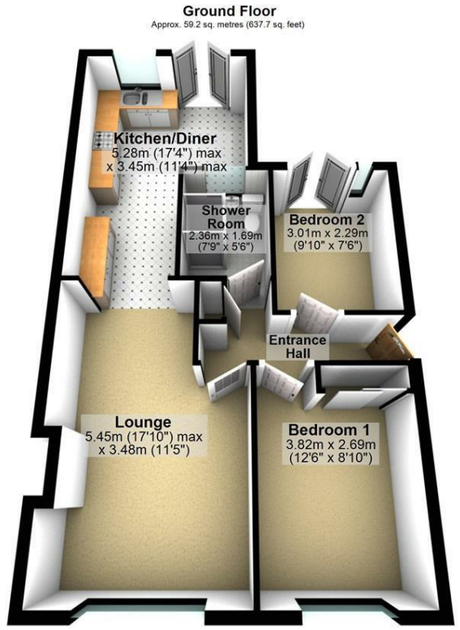

Total area: approx. 59.2 sq. metres (637.7 sq. feet)

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109 Oakway, Wellingborough, NN8 4SD

£249,995

A VERY NICE EXTENDED BUNGALOW ! This spacious 2 bedroom bungalow has been greatly improved by the current owner in recent times and is located in a popular area of Wellingborough. The extension to the rear has created a smart and spacious kitchen/diner space with french doors onto the garden.

Further benefits include: Smart modern kitchen with integrated cooking appliances, UPVC double glazed windows & doors, gas radiator central heating with modern combi-boiler, smart refitted shower room with large shower enclosure and good quality floor coverings and interior decor. The accommodation includes a hallway with storage cupboard, main bedroom with fitted wardrobe, second bedroom with French doors to the garden, shower room, lounge and L shaped kitchen/diner. To the front is an open plan lawn garden and a wider than average driveway providing good off road parking and leading to the single garage. To the rear is a pleasant garden which offers a good degree of privacy. The garden is laid to lawn with a large patio area, timber summer house and access door into the single garage.

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EPC Rating: D

Entrance Hall

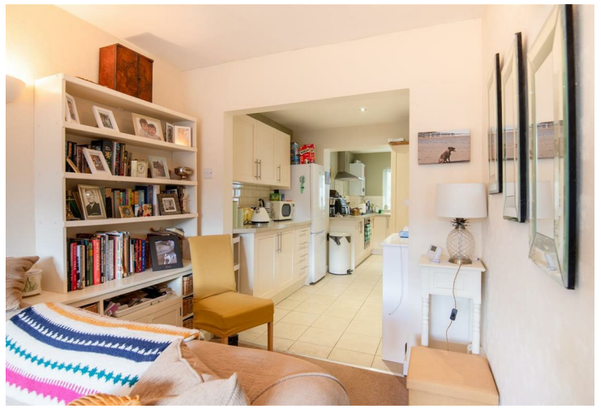
Lounge
17'10 max x 11'5

Kitchen/Diner
17'4 max x 11'4 max narrowing to 6'10

Bedroom 1
12'6 x 8'10

Bedroom 2
9'10 x 7'6

Shower Room
7'9 x 5'6



Tenure: Freehold
Council Tax Band: B

Viewing strictly by appointment with Hawksbys on 01933 224444

Agents Note: Hawksbys have not tested any apparatus, equipment, fitting or services and so cannot verify they are in working order. The Buyer is advised to obtain verification from their Solicitor or Surveyor.
Internal Photographs: If photographs are included showing the interior of a property, these are to show the layout, and purchasers should check to confirm whether any appliances are included in the purchase price.
Offer Procedure: To make an offer you will need to make a appointment with our Financial Advisor to be able to process your offer in the best possible light.
Floor Plans: The plans included in these details are provided for guidance purposes only to show the general layout of the property, they are in some instances NOT to scale.

Buying a house can be complex and stressful. We try very hard to make the transaction as smooth and as trouble free as possible for buyers by guiding them through the process at every stage, including helping them with their mortgage arrangements.

YOUR HOME ISAT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR ANY OTHER LOANS SECURED ON IT.
Life Assurance usually required.

AGENTS NOTE: THE ICON ON THE MAP REPRESENTING THE PROPERTY DOES NOT SHOW IT'S EXACT POSTITION IN RELATION TO THE ROAD OR CUL-DE-SAC.

Some of the photographs are taken with an extreme wide lens, as as 18mm, and in some circumstances make the rooms look larger than they are!