CHARLES ORLEBAR

Estate Agents & Auctioneers



73 St. Margarets Avenue, Rushden, NN10 9YQ

Offers In Excess Of £260,000

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73 St. Margarets Avenue

Rushden, NN10 9YQ

- 2 Bedrooms
- Offroad parking
- Immaculate condition
- Large South/East facing garden
- No chain
- Refurbished throughout
- Open plan kitchen
- Some photos are virtually staged

Fully Refurbished & Chain Free Bungalow | Off-Road Parking | Large Private Garden
Offered to the market with no onward chain, this beautifully refurbished bungalow has been comprehensively modernised throughout and is ready for its next owner to move straight in and enjoy.
The current owners have undertaken an extensive programme of improvements, including new electrics, replastering, redecoration, a stylish new kitchen, a contemporary bathroom and a reconfigured layout, creating a bright, modern and practical home.
The accommodation is well presented throughout, with modern fittings and neutral décor providing a blank canvas for buyers seeking a home that requires no immediate work.
Outside, the property benefits from off-road parking and a large private rear garden, offering excellent space for relaxing, entertaining and gardening enthusiasts alike.
A useful loft room, accessed via a fold-down wooden ladder, provides additional space ideal for storage, hobbies or a home workspace, although it is not considered a habitable room.
St Margarets Avenue is a particularly popular location, surrounded by similar bungalows and enjoying a peaceful residential feel whilst remaining conveniently positioned close to local amenities, shops, bus routes and everyday conveniences.
Combining a quiet neighbourhood, generous outdoor space, off-road parking and a comprehensive refurbishment, this is an excellent opportunity for those seeking a move-in-ready home in a sought-after area of Rushden.
Early viewing is highly recommended to appreciate the quality, location and condition of this superb property.





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Hall	6'7" x 9'6" (2.00m x 2.90m)
Bedroom 2	8'9" x 9'6" (2.67m x 2.90m)
Bedroom 1	11'10" x 11'11" (3.60m x 3.62m)
Lounge	10'8" x 11'10" (3.24m x 3.61m)
Conservatory	8'8" x 11'3" (2.63m x 3.42m)
Kitchen/Dining/Living Room	24'0" x 9'6" (7.31m x 2.90m)
Shower Room	5'11" x 6'4" (1.80m x 1.92m)
Loft Room	8'10" x 10'4" (2.68m x 3.15m)









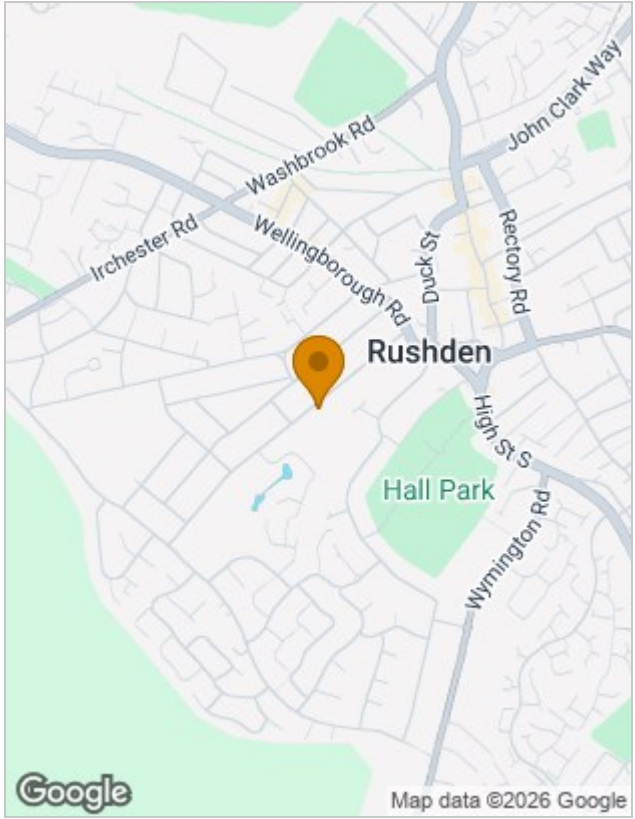




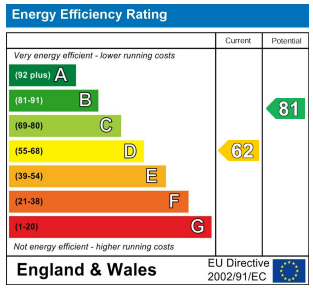
Floor Plans



Location Map



Energy Performance Graph



Council Tax Band: B
North Northants

Tenure: Freehold

Viewing

Please contact our Sales Office on 01933313600 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

CHARLES ORLEBAR ESTATE AGENTS 9-11 High Street, Rushden, Northamptonshire, NN10 9JR
Tel: 01933313600 Email: sales@charlesorlebar.co.uk https://charlesorlebar.co.uk/