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At a glance

- Stone Under Slate Cottage
- One Bedroom
- Village Location
- No Upward Chain
- Enclosed Garden
- Residents Parking
- EPC Rating E



Mill Lane

Stoke Bruerne, Towcester,
Northamptonshire, NN12 7SH

£250,000

IN DETAIL

A well presented stone under slate cottage situated in the highly desired village of Stoke Bruerne. In brief this home comprises sitting room, kitchen, bedroom and bathroom. Offered with no upward chain this home also benefits from an enclosed courtyard garden and residents on street permit parking.



Entrance

Enter via the front door into the sitting room.

Sitting Room

The sitting room includes carpeted flooring, spotlighting, electric fire, built in shelving, stairs rising to the first floor landing, glazed window to the rear aspect, access to

under stairs storage and a door leading through to the kitchen.

Kitchen

The kitchen includes both low level and high level units, stainless steel sink with mixer tap, floor tiling, glass splashbacks, spotlighting and integrated appliances such as a low-

level oven, hob, extractor hood and dishwasher. There's a glazed window to the side aspect and to the rear aspect are two further glazed windows and a glazed doors which leads out to the courtyard garden.





Bedroom

Stairs ascend from the sitting room to the bedroom which includes carpeted flooring, spotlighting, glazed windows to the front and rear aspects and a door leading to the bathroom.

Bathroom

The bathroom includes a WC, bidet, handwash basin, p-shaped bath with shower over, glass shower screen, wall tiling, chrome towel radiator and spotlighting.

Garden

To the rear of the property is an enclosed courtyard garden which has been laid to patio allowing ample space for seating.

Outside

The property also can benefit from resident's permit parking.



Additional Info

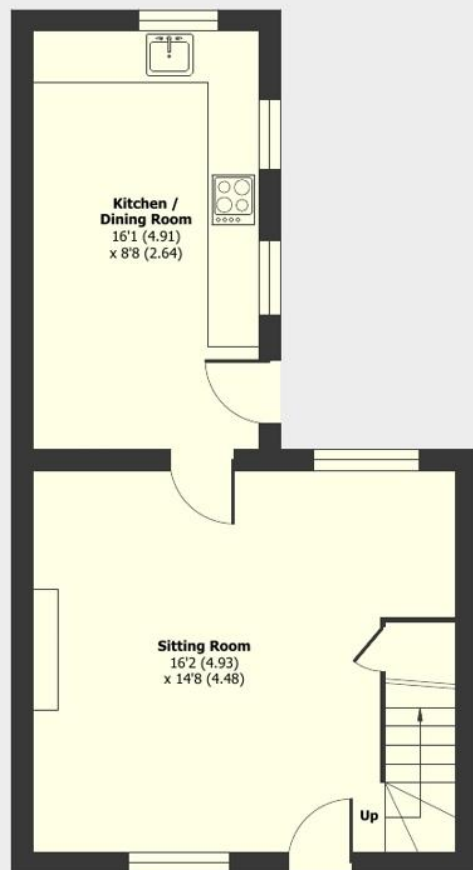
Mains Water, Electricity
Local Authority:
West Northamptonshire
Council
Council tax band B

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D		
39-54	E	46 E	
21-38	F		
1-20	G		

Mill Lane, Stoke Bruerne, Towcester, NN12

Approximate Area = 622 sq ft / 57.7 sq m

For identification only - Not to scale

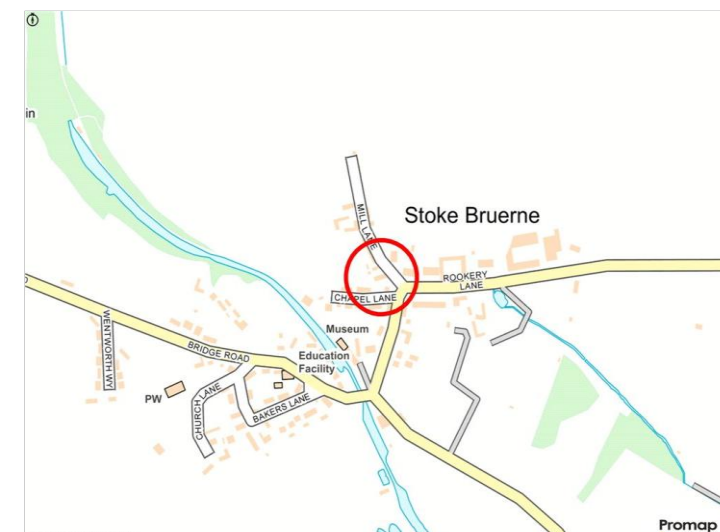
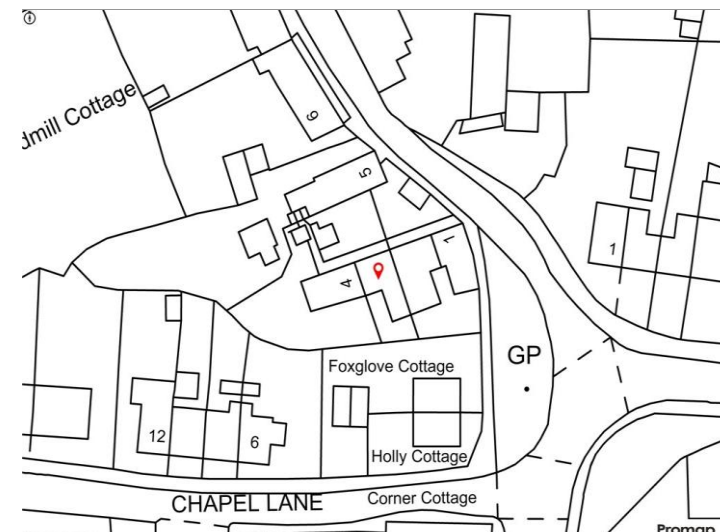


Ground Floor



First Floor

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchcom 2025. Produced for Mustard. REF: 1317162



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Mustard has not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor.



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