



16 The Leys  
Northampton, NN7 1EY

Derran Dooley  
Partnered With  
**Simpsons**  
Property Experts



A beautifully refurbished three-bedroom end-of-terrace home, ideally positioned in the highly sought-after village of Yardley Hastings.

This stylish property has been thoughtfully updated throughout to suit modern living, offering light, well-proportioned accommodation that blends contemporary finishes with everyday practicality. The welcoming entrance hall leads through to a spacious lounge, perfect for relaxing or entertaining, while the heart of the home is the impressive kitchen/dining room. Newly fitted and designed for both family life and social occasions, it opens directly onto the garden via French doors, creating a seamless indoor-outdoor flow.

The ground floor also benefits from a useful utility room and a modern cloakroom, adding convenience for busy households and guests alike.

Upstairs, the first floor offers three bedrooms, including a generous principal bedroom, along with a newly fitted bathroom finished to a high standard.

Outside, the property enjoys a large front garden and an attractive rear and side garden with a gravelled patio and lawn, ideal for outdoor dining, play or relaxing in the warmer months. Gated access leads to a tarmac driveway providing off-road parking for one vehicle.

Set within a friendly village community, Yardley Hastings offers a peaceful lifestyle with local amenities and beautiful countryside walks close by, making this an ideal home for those seeking village living without compromising on modern comfort.

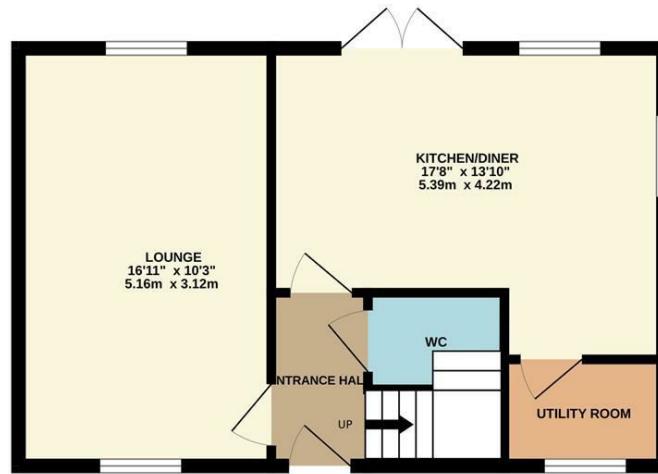
An excellent opportunity to secure a turnkey home in a desirable location — early viewing is highly recommended.

Guide price £300,000

 3  1  2



GROUND FLOOR

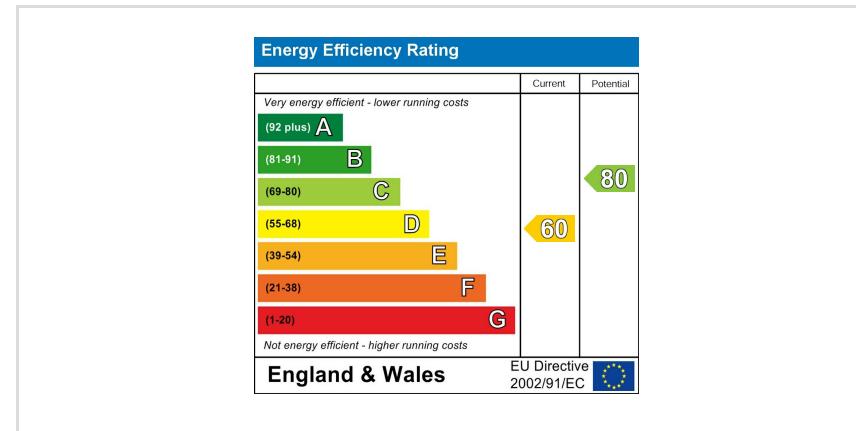


1ST FLOOR



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