



STONEWAY,
HARTWELL, NORTHAMPTONSHIRE

JACKSON-STOPS 

36 STONEWAY,
HARTWELL, NORTHAMPTONSHIRE, NN7 2JY

TOTAL APPROX. FLOOR AREA XXX SQ FT/XXX.X SQ M

LOVELY LOCATED DETACHED FAMILY HOME HAVING BEEN EXTENDED IN PREVIOUS YEARS WITH FABULOUS VIEWS OVER ADJOINING FARMLAND IN POPULAR VILLAGE SETTING



DISTANCE

Northampton 9 miles

Milton Keynes 10 miles

Towcester 13 miles

Train station at Milton Keynes 9 miles
(Serving London Euston in 35 minutes)

Distances/times approximate

GROUND FLOOR

- Entrance hall
- Sitting room with stairs to first floor
- Dining room
- Kitchen
- Family room

FIRST FLOOR

- Three bedrooms
- Four piece family bathroom

OUTSIDE

- Off road parking for several vehicles
- Integral single garage
- Good sized gardens at the rear
- Adjoining open countryside
- Cul de sac position

GUIDE PRICE £375,000 Freehold

THE PROPERTY

This detached family home is situated at the end of a quiet cul-de-sac and has been extended over the years to provide spacious accommodation, with gardens backing onto open countryside.

The entrance hall leads through to the sitting room, which has stairs to the first floor and open access to the dining area. The kitchen is fitted with a range of base and eye level units, contrasting work surfaces, and integrated appliances.

At the rear of the property, a single storey extension runs the full width of the house, with a semi vaulted ceiling, exposed timbers, and doors opening onto the rear garden.

On the first floor, the landing provides access to the main bedroom, with views across open countryside, two further bedrooms, and a family bathroom with a four-piece suite, including a roll top bath and separate shower.

The gardens extend to the rear of the property and adjoin open fields, offering a quiet setting within easy reach of local amenities.



OUTSIDE

The property is located at the end of a cul de sac with off road parking for several vehicles and landscaped front garden. The rear gardens are a particular feature being a good width and laid predominately to lawn with various flower and shrub borders and maturing trees including a garden shed and good sized patio areas. As previously mentioned, the property enjoys open countryside with fabulous view.

LOCATION

Hartwell is a popular village located to the south of Northampton and is well placed with access to Milton Keynes and the M1 motorway at junctions 14 and 15. The village has good amenities, including a public house, church and Church of England primary school, shop and Post Office.

Salcey Forest is close by and is well known for its walks and the pretty canal village of Stoke Bruene is also close by.

At both Northampton and Milton Keynes there are mainline train stations to London with Milton Keynes serving London Euston in 35 minutes. There are excellent shopping facilities at Milton Keynes and Northampton.

DIRECTIONS POSTCODE NN7 2JY

What3Words: slurs.dolls.impulses

From Northampton take the A508 south towards the village of Roade, passing over J15. On entering the village take the first left at the roundabout into Roade village and proceed through the village to Hartwell. Upon entering the village along the Ashton Road take the first left into Forest Road for approximately half a mile and turn left into Stoneway where the property can be found at the end of the end on the right hand side.



PROPERTY INFORMATION

Services: All main services are connected to the property. Central heating provided by gas fired boiler to radiators.

Broadband: Ultrafast broadband is available

Local Authority: West Northamptonshire Council
Tel. 0300 126 7000

Outgoings: Council Tax Band C
£2,237.36 for the year 2026/2027

EPC Rating: C

Tenure: Freehold

Viewings: Strictly by appointment with Jackson-Stops
Tel: 01604 632 991

August 2026

Important Notice:

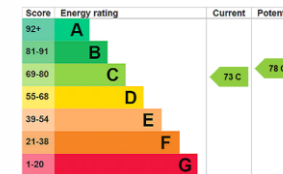
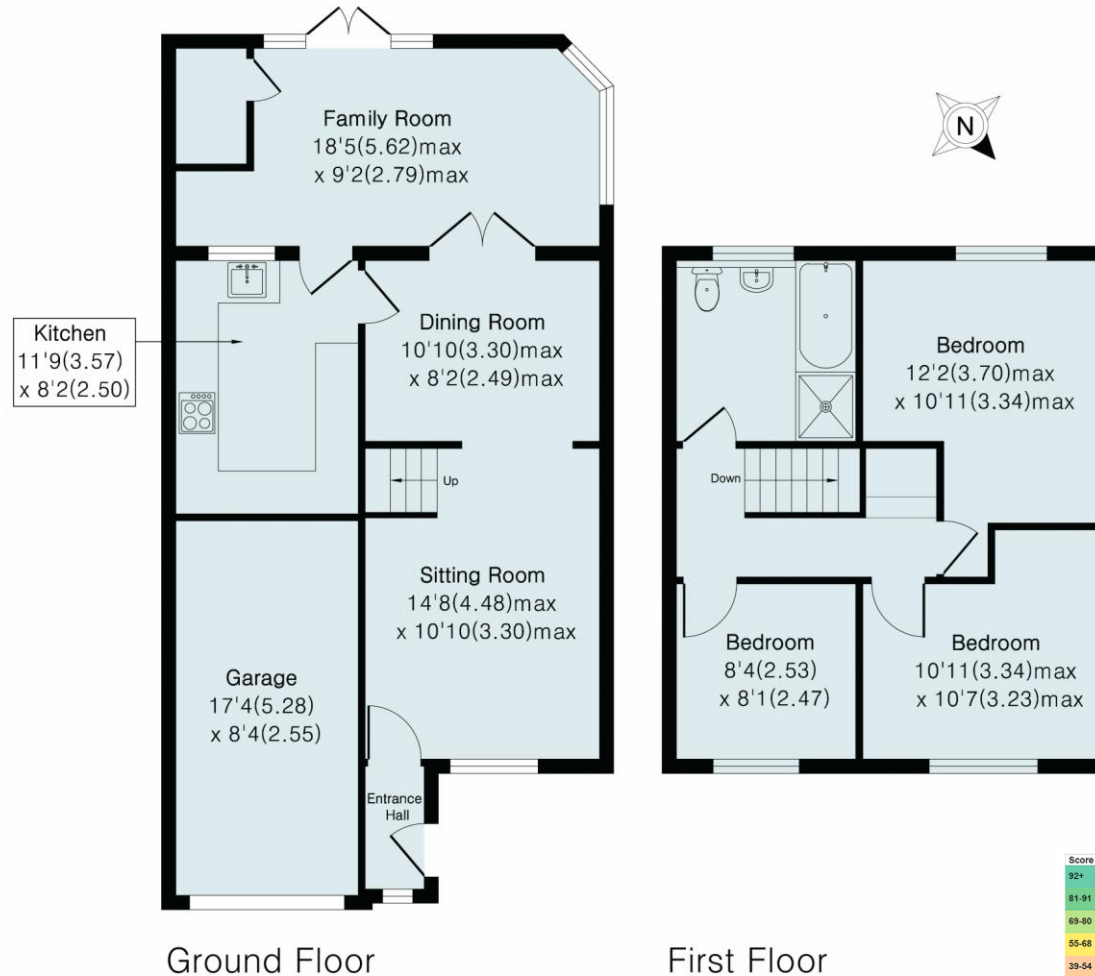
1. These particulars have been prepared in good faith as a general guide, they are not exhaustive and include information provided to us by other parties including the seller, not all of which will have been verified by us. 2. We have not carried out a detailed or structural survey; we have not tested any services, appliances or fittings. Measurements, floor plans, orientation and distances are given as approximate only and should not be relied on. 3. The photographs are not necessarily comprehensive or current, aspects may have changed since the photographs were taken. No assumption should be made that any contents are included in the sale. 4. We have not checked that the property has all necessary planning, building regulation approval, statutory or regulatory permissions or consents. Any reference to any alterations or use of any part of the property does not mean that necessary planning, building regulations, or other consent has been obtained. 5. Prospective purchasers should satisfy themselves by inspection, searches, enquiries, surveys, and professional advice about all relevant aspects of the property. 6. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact; we have no authority to make or give any representation or warranties in relation to the property. If these are required, you should include their terms in any contract between you and the seller.

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Approximate Area = 1011 sq ft / 93.8 sq m (excludes garage)

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.





NORTHAMPTON

01604 632 991

northampton@jackson-stops.co.uk

jackson-stops.co.uk



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