GREENWAY,

WESTON FAVELL, NORTHAMPTON, NORTHAMPTONSHIRE

JACKSON-STOPS

6 GREENWAY,
WESTON FAVELL, NORTHAMPTON, NORTHAMPTONSHIRE, NN3 3BW

TOTAL APPROX. FLOOR AREA 1,603 SQ FT/148.9 SQ M

HANDSOME FAMILY HOME LOCATED IN A VERY POPULAR LOCATION WITHIN WALKING DISTANCE OF ABINGTON PARK, HAVING GOOD SIZED GARDENS AND EXTENDED ACCOMMODATION

DISTANCE

Northampton town centre about 2 miles
(London Euston 1 hour)
Wellingborough about 11 miles
(London St Pancras 50 minutes)
M1 (junction 15) about 5 miles
Weston Favell Shopping Centre 2 miles
Distances/times approximate

GROUND FLOOR

- Entrance hall
- Cloakroom
- Sitting room
- Extended family/dining room
- Study area
- Kitchen/breakfast room
- Side utility

FIRST FLOOR

- Landing
- Four bedrooms
- Family bathroom

OUTSIDE

- Off road parking for several vehicles
- Larger than average single garage
- Double width plot
- Landscaped southwest facing gardens
- Popular setting close to Abington Park

OFFERS IN EXCESS OF £550,000 Freehold

THE PROPERTY

This attractive family home occupies a sought after position within easy walking distance of Abington Park and has been thoughtfully extended over the years to create a spacious and versatile home ideally suited to modern family living.

The welcoming entrance hall immediately sets the tone, featuring original period timber flooring, a useful understairs storage cupboard and stairs rising to the first floor. A convenient cloakroom is located off the hallway. To the front of the property, the spacious sitting room provides a cosy retreat, with a double glazed bay window, feature fireplace incorporating a Clearview wood burning stove and bespoke display alcoves with storage cupboards enhanced by attractive timber flooring. In the heart of the home is a study area, perfect for home working. This flows seamlessly into the impressive extended dining and family room, creating an exceptional open plan living environment. The family area boasts a vaulted ceiling with twin Velux windows and bi-fold doors opening onto the rear garden.

The kitchen is comprehensively fitted with a range of quality base and wall mounted units, complemented by granite work surfaces and a selection of integrated appliances. Adjoining the kitchen is a breakfast area with a semi vaulted ceiling with the entire area finished with tiled flooring and completed with an in fashion walk in larder. An archway leads through to a generous utility room offering extensive storage, a double width Belfast sink, granite worktops, space for an American style fridge/freezer, washing machine and tumble dryer, together with direct access to the rear garden and garage.

The first floor provides four bedrooms, offering flexible accommodation for growing families, alongside a stylishly refitted family bathroom featuring vanity storage, a bath with shower over,

Combining character features with modern family-friendly living spaces, this impressive home enjoys a highly desirable location close to excellent local amenities, schools and the open green spaces of Abington Park.

OUTSIDE

The property is set back from the road and approached by a paved drive for several vehicles and turning into a larger than average single garage with double leaf doors. A particular feature to the property is the double width plot into the rear enjoying a sunny southwesterly aspect laid predominately to lawn with various flower and shrub borders, maturing trees and good sized patio area with an ornamental pond. There is a garden shed and the whole area enjoys a good degree of privacy.

LOCATION

Greenway in Weston Favell Village is widely regarded as one of the most desirable locations of Northampton being close to the heart of the old village where there is a village church, village hall, public house and county tennis club. Nearby is Weston Favell Shopping Centre with a more comprehensive range of facilities available in Northampton town centre itself. State, primary and secondary schooling are well served in the area with private educational establishments including Wellingborough School, Northampton High School for Girls and Pitsford School being within sensible travelling distance. Communication links are excellent via both road and rail with train services available from Northampton station to London Euston with journey times of around one hour and from Wellingborough Station into London St. Pancras journey times are around 50 minutes.

DIRECTIONS SAT NAV NN3 3BW

What3Words: mash.land.maybe

PROPERTY INFORMATION

Services: All main services are connected.

Broadband: Fibre broadband available

Local Authority: West Northamptonshire Council
Tel. 0300 126 7000/

Outgoings: Council Tax Band F
£3,529.14 for the year 2026/2027

EPC Rating: C

Tenure: Freehold

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

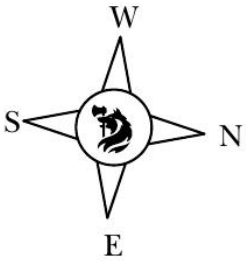
September 2026

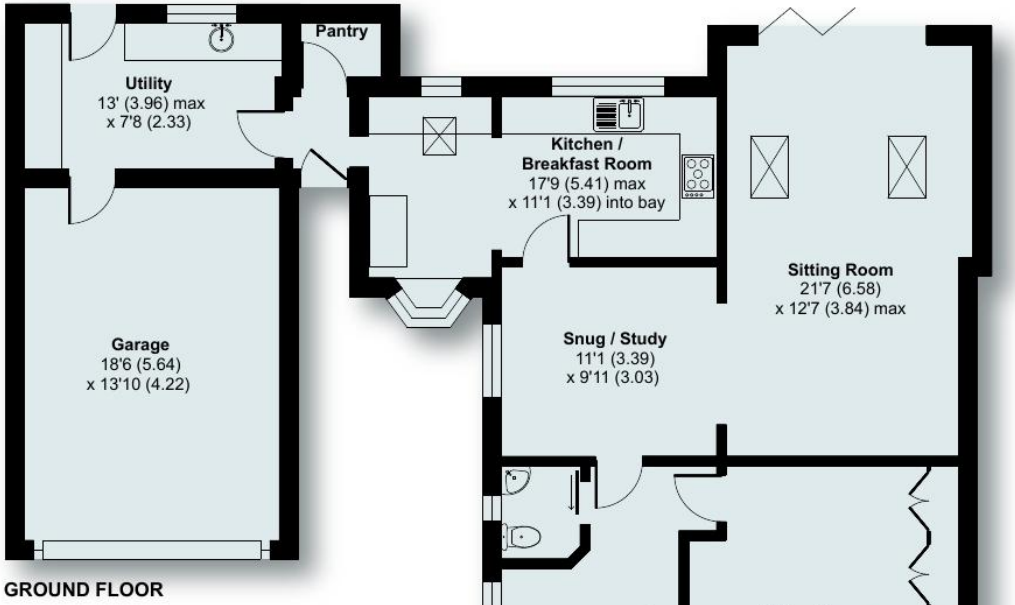
Important Notice:
1. These particulars have been prepared in good faith as a general guide, they are not exhaustive and include information provided to us by other parties including the seller, not all of which will have been verified by us. 2. We have not carried out a detailed or structural survey; 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.

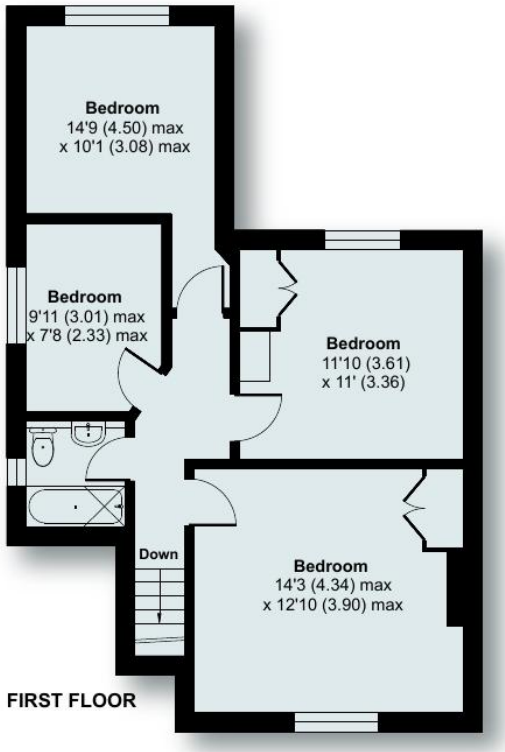
6 Greenway, Weston Favell, Northampton

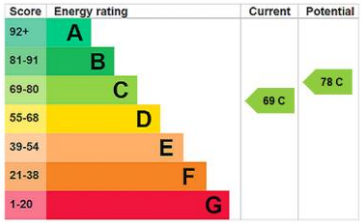
Approximate Area = 1603 sq ft / 148.9 sq m (excludes garage & pantry)

For identification only - Not to scale









Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
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