



## Paradise Crescent, Chancery Lane, Thrapston

2 bedrooms • 2+ bathrooms

£325,000

OVERALL SCORE

4.7

Excellent

## GP Proximity

5.0

**The Meadows Surgery**  
Meadow Ln, Thrapston, Kettering NN14 4GD  
5 mins walk • 0.2 km

## Energy Efficiency

EPC not found. Contact the estate agent for energy efficiency information.

## Public Transport

**Nearest Bus Stop:**  
(Thrapston) Thrapston Library  
Thrapston, Kettering NN14 4JJ, UK  
0.2 km - 5 mins walk

## Accessible Features

5.0

- ✓ Step-free internal access
- ✓ Downstairs bedroom
- ✓ Downstairs bathroom
- ✓ Private parking
- ✓ Garden access
- ✓ Balcony/terrace
- ✓ Level access
- ✓ Ground floor entry
- ✓ Kitchen

## Room Breakdown

4.2

- |                       |              |
|-----------------------|--------------|
| ✓ Bedroom 1 (Primary) | ✓ Bedroom 2  |
| ✓ Bathroom            | ✓ Bathroom 2 |
| ✓ Kitchen             |              |

## Property Costs

4.5

Council Tax Band  
Price per sq m  
Stamp Duty (England)

Band A  
N/A  
£6,250

## Summary &amp; Recommendations

This 2 bedroom bungalow located in Chancery Lane has achieved an overall accessibility score of 4.7/5 (Excellent). The property is priced at £325,000 with low cost Stamp Duty of £6250. This property has 5/6 essential rooms and 8/8 accessible features including step-free internal access, downstairs bedroom, downstairs bathroom/wc and ground floor entry, plus 4 more. Proximity to a GP is excellent with The Meadows Surgery accessible within a 5 mins walk. Public transport connectivity is excellent with the nearest bus stop 5 mins walk away. Energy efficiency is very poor, which may result in higher heating bills. Ongoing costs include cheapest band council tax (Band A). Overall, this property is highly suitable for seniors planning to age in place, with excellent accessibility features throughout.









