



8, Deerhurst Road Daventry, NN11 2PS

HOWKINS &
HARRISON

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NN11 2PS

Guide Price: £395,000

A beautifully presented four-bedroom detached family home offering spacious and versatile accommodation, a generous garage and driveway, and a well-maintained enclosed rear garden. Finished in a contemporary style throughout, the property features a stunning kitchen/dining room with patio doors to the garden, an impressive principal bedroom with en-suite, and four well-proportioned bedrooms, making it an ideal home for growing families.

Features

- Beautifully presented four-bedroom detached family home
- Spacious kitchen/dining room with patio doors to the garden
- Contemporary shaker-style kitchen with integrated appliances
- Bright and spacious living room
- Principal bedroom with built-in wardrobes and en-suite shower room
- Three further well-proportioned bedrooms
- Modern family bathroom and ground floor cloakroom
- Generous garage/workshop with rear access
- Driveway providing off-road parking for two vehicles
- Enclosed rear garden with patio, lawn, decking and shed



Location

Daventry Town Centre offers easy access to a variety of local amenities. On Tuesdays and Fridays, the town comes alive with its bustling market, providing fresh produce and unique finds. Nearby, you'll find a selection of independent shops, a post office, supermarkets, banks, hairdressers, and inviting coffee shops, all contributing to the town's vibrant community atmosphere. For outdoor enthusiasts, the area boasts numerous scenic walking routes, perfect for enjoying the fresh air and the picturesque countryside. Just a short distance away, Daventry Country Park offers a tranquil retreat with its expansive reservoir, nature trails, and a playground, making it an ideal spot for family outings. Additionally, the Drayton Reservoir, renowned for its excellent fishing opportunities, is located nearby, catering to those interested in angling. Whether you're seeking the convenience of town living or outreach to nature, this location provides the best of both worlds.



Ground Floor

Entrance to the property is through an attractive duck egg blue composite front door into a welcoming entrance hallway with stairs rising to the first floor and a useful understairs storage cupboard.

The heart of the home is the stylish kitchen/dining room, beautifully fitted with pale grey shaker-style wall and base units, wooden work surfaces and white metro tiled splashbacks. A stainless steel one-and-a-half bowl sink overlooks the rear garden, while integrated appliances include a dishwasher, eye-level double oven and grill, full-height fridge, and gas hob with extractor hood above, together with space for a washing machine. There is ample room for a family dining table, and double patio doors open onto the rear garden, creating a bright and sociable living space.

The spacious living room enjoys a pleasant front aspect and is finished with contemporary grey carpeting, providing a comfortable space to relax. Completing the ground floor is a modern cloakroom fitted with a white suite, tiled splashbacks, and a window for natural light. Stylish pale grey wood-effect LVT flooring flows throughout the ground floor, with the exception of the living room.



First Floor

To the first floor, the impressive principal bedroom spans the full width above the garage and benefits from dual aspect windows, built-in mirrored wardrobes and a generous en-suite shower room featuring a large shower enclosure, wash hand basin, WC, heated towel rail and window.

Bedroom two is another excellent double overlooking the rear garden, while bedroom three is a further double to the front, currently arranged as a home office and gym. Bedroom four is a well-proportioned single bedroom with a built-in storage cupboard.

The family bathroom is fitted with a white suite comprising a bath with shower over and glazed screen, wash hand basin and WC, complemented by neutral tiling. An airing cupboard on the landing also houses the gas boiler.

Outside

Outside, the front garden is attractively landscaped with a low-level hedge, decorative gravel and a paved pathway leading to the entrance. A tarmac driveway provides off-road parking and leads to the generous garage, currently utilised as a workshop, complete with an up-and-over door, rear pedestrian access and power.

The enclosed rear garden offers an excellent outdoor space for families and entertaining, with a paved patio adjoining the kitchen, a well-maintained lawn, established flower and shrub borders, a decked seating area positioned to enjoy the sunshine, a corner garden shed and gated side access.



Agents Note

Additional information about the property, including details of utility providers, is available upon request. Please contact the agent for further details.

There is a yearly estate management fee for maintenance of communal areas on the estate. The payment for 2026 was £330.19

Viewing

Strictly by prior appointment via the selling agents Howkins & Harrison on Tel: 01327-316880.

Fixtures and Fittings

Only those items in the nature of fixtures and fittings mentioned in these particulars are included in the sale. Other items are specifically excluded. None of the appliances have been tested by the agents and they are not certified or warranted in any way.

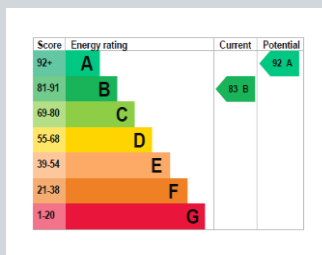
Services

None of the services have been tested and purchasers should note that it is their specific responsibility to make their own enquiries of the appropriate authorities as to the location, adequacy and availability of mains water, electricity, gas and drainage services.

Local Authority

West Northamptonshire Council Tel:0300-126700

Council Tax Band – E



Howkins & Harrison

27 Market Square, Daventry, Northamptonshire, NN11 4BH

Telephone 01327 316800

Email property@howkinsandharrison.co.uk

Web howkinsandharrison.co.uk

Facebook HowkinsandHarrison

Twitter HowkinsLLP

Instagram HowkinsLLP

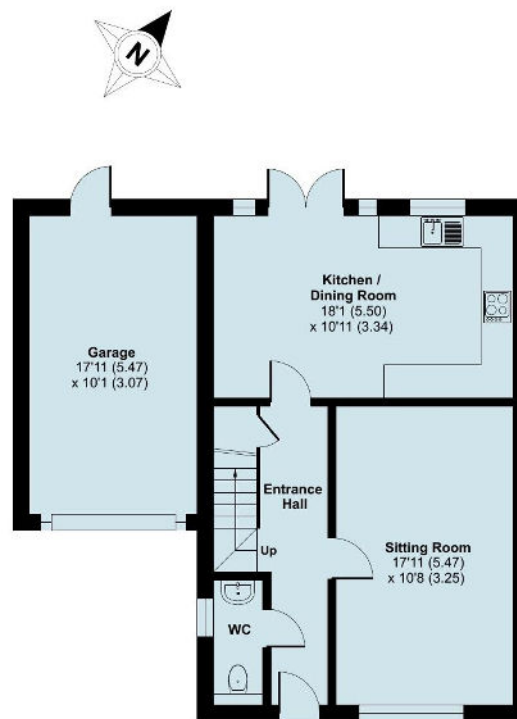
Deerhurst Road, Daventry, NN11

Approximate Area = 1259 sq ft / 116.9 sq m

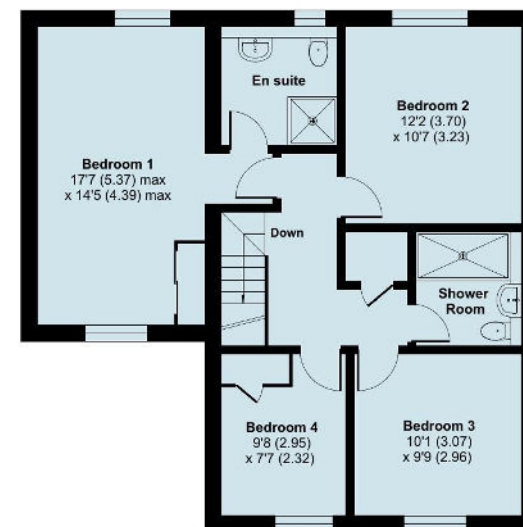
Garage = 181 sq ft / 16.8 sq m

Total = 1440 sq ft / 133.7 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR

Floor plan produced in accordance with RIC9 Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). ©nlcheom 2026. Produced for Howkins & Harrison REF: 1494264

Every care has been taken with the preparation of these Sales Particulars, but complete accuracy cannot be guaranteed. In all cases, buyers should verify matters for themselves. Where property alterations have been undertaken buyers should check that relevant permissions have been obtained. If there is any point, which is of particular importance let us know and we will verify it for you. These Particulars do not constitute a contract or part of a contract. All measurements are approximate. The Fixtures, Fittings, Services & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. Plans are provided for general guidance and are not to scale.



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