

Whilst every attempt has been made to ensure the accuracy of the floor plan and details contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and have no guarantee as to their operability or efficiency can be given. Floor plan made with Metropix 2014. Fixtures and fittings may vary at point of sale.

Tel: 01536 524475
www.chrisgeorgeestategent.co.uk

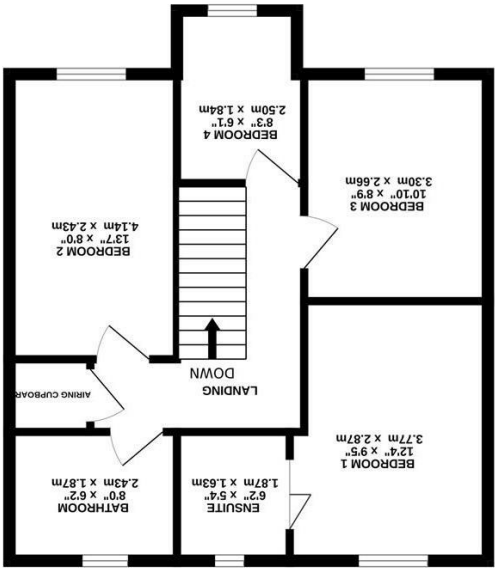
Corby
1A SPENCER COURT
CORBY
NORTHAMPTONSHIRE
NN17 1BH

Thrapston
22 HIGH STREET
THRAPSTON
NORTHAMPTONSHIRE
NN14 4JH

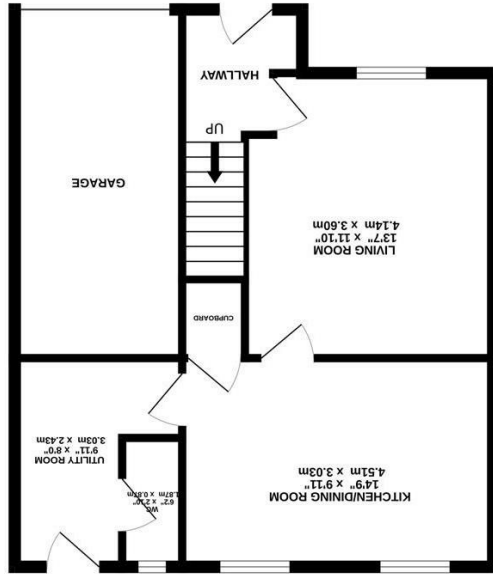
Rothwell
30 HIGH STREET
ROTHWELL
NORTHAMPTONSHIRE
NN14 6BQ

Kettering
12B HORSEMARKET
KETTERING
NORTHAMPTONSHIRE
NN16 0DQ

What every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix 2014.



1ST FLOOR
545 sq.ft. (50.6 sq.m.) approx.



GROUND FLOOR
577 sq.ft. (53.6 sq.m.) approx.



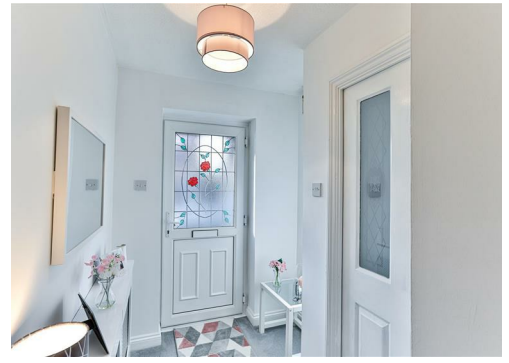
20 Chandler Gardens, Thrapston, NN14 4UA
Offers in excess of £325,000



This immaculately presented four-bedroom detached family home enjoys a sought-after cul-de-sac position within the popular market town of Thrapston. With an open green space a stones throw away, the property comprises a living room, kitchen/ dining room, utility room, guest w/c, four good-sized bedrooms, re-fitted en-suite shower room and a re-fitted, fully tiled family bathroom. Outside, the highly private garden has been landscaped to incorporate a raised lawn and paved patio areas, providing plenty of space for outdoor furniture. To the front of the property, you will find driveway parking that borders a lawn frontage and access into the integral garage, which is functional with power and light.

Entry to the property is gained via the inviting entrance hall, which gives access into the living room and a staircase rising to the first floor landing. The living room is flooded with natural light and opens through into the kitchen/ dining room. This space will easily accommodate a large family sized dining table and chairs, ideal for family entertaining. The kitchen is fitted with a range of eye and base level units, a breakfast bar, an integral oven, hob and space for a fridge/ freezer. There is also access to a large under-stair storage cupboard. Further space for storage and appliances can be housed within the adjoining utility room, which also leads out to the garden and the guest w/c. To the first floor, you will find the family bathroom and all four bedrooms, the master of which benefits from a free-standing wardrobe with LED lighting and an en-suite shower room. The shower room is complete with a double shower cubicle, concealed w/c and a vanity wash hand basin. Boasting a modern suite, the family bathroom comprises a bath with a shower over and screen, low level w/c, pedestal wash hand basin and a chrome towel rail.

COUNCIL TAX BAND- D
EPC RATING- D



Living Room

13'6" x 11'9" (4.14 x 3.60)

Kitchen/ Dining Room

14'9" x 9'11" (4.51 x 3.03)

Utility Room

9'11" x 7'11" (3.03 x 2.43)

Guest WC

6'1" x 29'1" (1.87 x 8.87)

Bedroom 1

12'4" x 9'4" (3.77 x 2.87)

Ensuite

6'1" x 5'4" (1.87 x 1.63)

Bedroom 2

13'6" x 7'11" (4.14 x 2.43)

Bedroom 3

10'9" x 8'8" (3.30 x 2.66)

Bedroom 4

8'2" x 6'0" (2.50 x 1.84)

Family Bathroom

7'11" x 6'1" (2.43 x 1.87)

