

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.

www.chrisgeorgeestategent.co.uk
Tel: 01536 524475

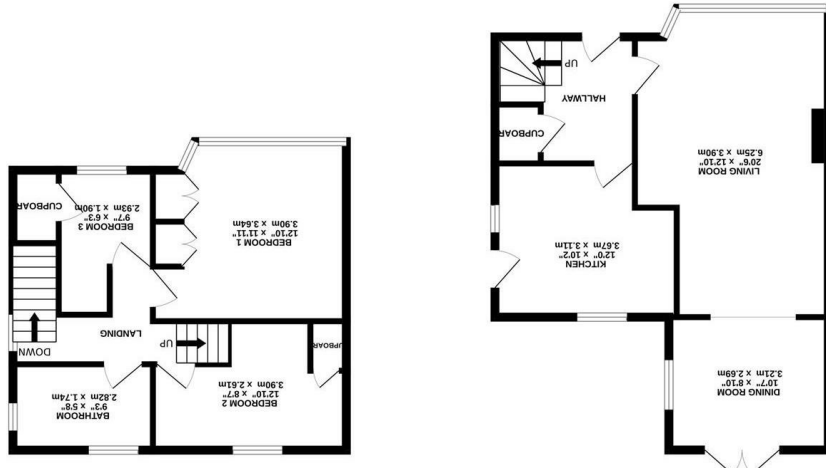
Corby
1A SPENCER COURT
CORBY
NORTHAMPTONSHIRE
NN17 1BH

Thrapston
22 HIGH STREET
THRAPSTON
NORTHAMPTONSHIRE
NN14 4JH

Rothwell
30 HIGH STREET
ROTHWELL
NORTHAMPTONSHIRE
NN14 6BQ

Kettering
12B HORSEMARKET
KETTERING
NORTHAMPTONSHIRE
NN16 0DQ

Whilst 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 v2024



GROUND FLOOR: 520 sq. ft. (48.3 sq.m.) approx.

1ST FLOOR: 430 sq. ft. (40.0 sq.m.) approx.

2ND FLOOR: 182 sq. ft. (16.9 sq.m.) approx.



41 Greenhill Road, Kettering, NN15 7LP
Guide price £300,000



This well presented four-bedroom semi-detached family home is ideally positioned backing onto an open green space, as well as being in close proximity to local amenities and Kettering train station. The much-loved property has been the family home for many years and has internally been much improved, incorporating a rear extension and a loft conversion. Further accommodation comprises a spacious living/dining room, kitchen, family bathroom, three good-sized bedrooms and a fourth double bedroom located on the second floor, which provides beautiful views overlooking the garden, and access to eaves storage. Enjoying plenty of sunshine throughout the day, the mature rear garden offers tall hedgerow that creates a high degree of privacy, as well as boasting two paved patio areas either end of the garden, providing plenty of space for outdoor furniture. There is also access to a detached garage to side of the property, which benefits from a generous amount of storage space, power and light. To the front of the property, you will find a block-paved driveway.

Entry to the property is gained via the spacious entrance hall which gives access to all accommodation and a staircase rising to the first floor landing. The generous in size reception room is flooded with natural light and boasts a feature fireplace as its focal point. An archway leads through into the dining room, which is a lovely addition to this home and offers views and access out to the stunning garden. Fitted with a range of eye and base level units, the kitchen also provides an integral oven, hob and space for a washing machine and fridge/freezer. To complete the ground accommodation, you will find a large under-stairs storage cupboard. To the first floor, you will find doors to access the family bathroom and three bedrooms, all of which benefit from built-in storage. A second staircase rises to the fourth bedroom, which exhibits a vaulted ceiling and access to storage.

COUNCIL TAX BAND- C
EPC RATING- TBC



Living Room
20'6" x 12'9" (6.25 x 3.90)

Dining Room
10'6" x 8'9" (3.21 x 2.69)

Kitchen
12'0" x 10'2" (3.67 x 3.11)

Bedroom 1
12'9" x 11'11" (3.90 x 3.64)

Bedroom 2
12'9" x 8'6" (3.90 x 2.61)

Bedroom 3
9'7" x 6'2" (2.93 x 1.90)

Bedroom 4
13'6" x 10'6" (4.14 x 3.22)

Family Bathroom
9'3" x 5'8" (2.82 x 1.74)

