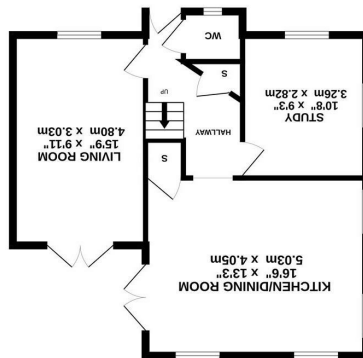
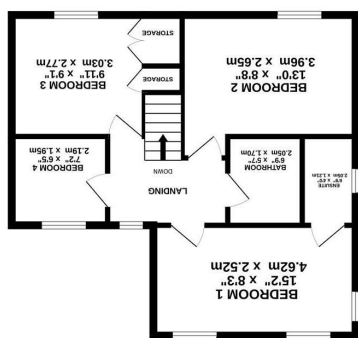


Corby
1A SPENCER COURT
CORBY
NORTHAMPTONSHIRE
NN17 1BH

Thrapston
22 HIGH STREET
THRAPSTON
NORTHAMPTONSHIRE
NN14 4JH

Rothwell
30 HIGH STREET
ROTHWELL
NORTHAMPTONSHIRE
NN14 6BQ

Kettering
12B HORSEMARKET
KETTERING
NORTHAMPTONSHIRE
NN16 0DQ



1ST FLOOR
530 sq ft (49.3 sq m) approx.

GROUND FLOOR
565 sq ft (52.5 sq m) approx.



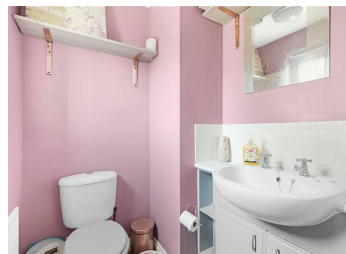
1 Leeds Close, Corby, NN18 8PZ
£340,000



Occupying a substantial plot within the sought-after Oakley Vale development in Corby is this spacious four-bedroom detached family home. The property itself comprises a living room, a versatile study/playroom, guest WC, kitchen/dining room, four generously proportioned bedrooms, an en-suite shower room, and a three-piece family bathroom. Externally, you will find a large rear garden featuring both laid-to-lawn and paved patio space, along with a single garage and off-road parking to the front.

Upon entry, you are welcomed into the hallway from which all principal rooms are accessible. The living room boasts a feature fireplace and double doors opening out into the rear garden—perfect for a summer's day. Across the hall, you will find the study, which currently functions as a playroom but is versatile in use and could also serve as a formal dining room, home office, or snug, if desired. The kitchen/dining room is truly the heart of this home, offering an ideal space for family living. The kitchen comprises a range of modern cabinetry along with an integral dishwasher, two ovens, induction hob, and extractor fan. There is also space for a washing machine and an American-style fridge freezer. A central island acts as the focal point of the room, providing seating, storage, and ample preparation space. The guest WC completes the ground floor accommodation. Ascending to the first-floor landing, you will find access to all four bedrooms and the family bathroom. The master bedroom benefits from an adjoining three-piece en-suite shower room. The family bathroom is fitted with a three-piece suite including a bathtub with shower head attachment, low-level WC, and vanity wash hand basin with storage below.

Oakley Vale itself offers a variety of amenities including the well-regarded Brooke Weston Academy, several play parks, and a medical centre. Corby town centre is approximately a five-minute drive away and provides further amenities, including a train station.



Living Room
15'8" x 9'11" (4.80 x 3.03)

Kitchen/Dining Room
16'6" x 13'3" (5.03 x 4.05)

Study
10'8" x 9'3" (3.26 x 2.82)

Bedroom One
15'1" x 8'3" (4.62 x 2.52)

Ensuite
6'8" x 3'11" (2.05 x 1.21)

Bathroom
6'8" x 5'6" (2.05 x 1.70)

Bedroom Two
12'11" x 8'8" (3.96 x 2.65)

Bedroom Three
9'11" x 9'1" (3.03 x 2.77)

Bedroom Four
7'2" x 6'4" (2.19 x 1.95)