



7 Abbots Close
Kettering, NN15 6GZ



Simpson & Partners

Within the popular Leisure Village is this exceptional four bedroom end terrace property that stands as a testament to comfortable living. As you approach the property, its charm is immediately apparent, complemented by the practicality of off-road parking and the warmth of upvc double glazing.

Step inside to discover a realm of modern convenience, starting on the ground floor with a kitchen/dining room that masterfully blends form and function. Here, built-in appliances await to cater to your culinary endeavors, alongside ample space for family meals and gatherings. An adjoining shower room with WC offers convenience, while a versatile bedroom could double as a home office, depending on your needs. Additionally, a utility room provides a discrete area for household chores.

Ascend to the first floor, where the living room becomes the heart of the home. It's a sanctuary of relaxation, bathed in natural light, where comfort meets style. Alongside, another bedroom offering a private retreat after a long day.

The journey continues to the second floor, where the main bedroom, complete with an en-suite shower room, presents a luxurious haven. An additional bedroom on this level ensures ample space for family or guests. Not to be overlooked is the three-piece bathroom, which completes the home with its clean lines and functional elegance.

Outside, the Westerly facing rear garden is a canvas for your personal touch—perfect for al fresco dining, entertaining, or simply enjoying the tranquility of a sunset.

This home not only offers the warmth of gas radiator central heating but also the promise of a lifestyle within reach of Leisure Village's amenities, creating an enviable balance of comfort and convenience.

Price £295,000



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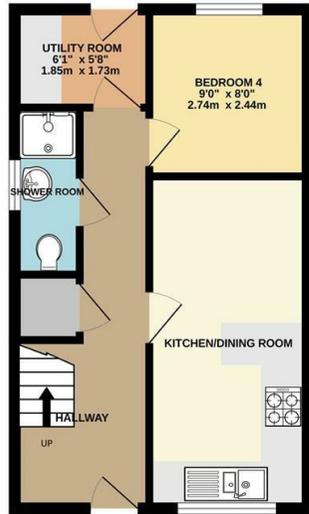
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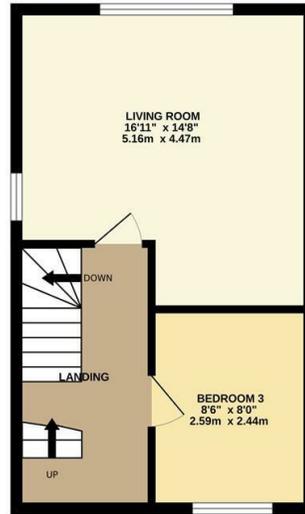
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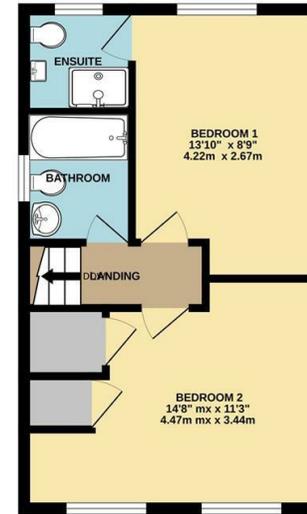
GROUND FLOOR



1ST FLOOR



2ND FLOOR



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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	69	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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