



27 St. Annes Road  
Kettering, NN15 5EQ



**Simpson & Partners**



Nestled on a corner plot within the sought-after Ise Lodge development, this exquisite three-bedroom semi-detached residence boasts a wealth of desirable features. The property offers off-road parking and a single garage at the rear, enhancing its practicality and convenience.

Upon entering, one is greeted by a welcoming hallway, downstairs WC, a 17' kitchen/dining room equipped with a range of modern amenities, including a built-in stainless steel oven, hob, and extractor hood. The integrated appliances - comprising a fridge, freezer, microwave, dishwasher, and washing machine - cater to the needs of contemporary living. French doors lead out to the beautifully landscaped rear garden, creating a seamless indoor-outdoor flow.

The interior is enhanced by UPVC double glazing and gas radiator heating, ensuring comfort and energy efficiency. The master bedroom features fitted wardrobes, while the second bedroom offers a built-in wardrobe, optimizing storage space. The luxurious three-piece bathroom suite is complete with a shower over the bath, adding a touch of elegance to the home.

Outside, a covered seating area provides a charming spot for relaxation, overlooking the meticulously landscaped rear garden. An internal viewing is highly recommended to fully appreciate the beauty and functionality of this stunning property, which epitomizes modern suburban living at its finest.

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Price £265,000



Beautifully Presented Family Home - An Internal Viewing Is Simply A Must!

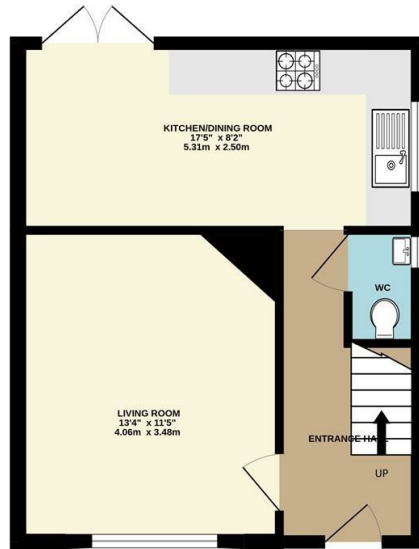




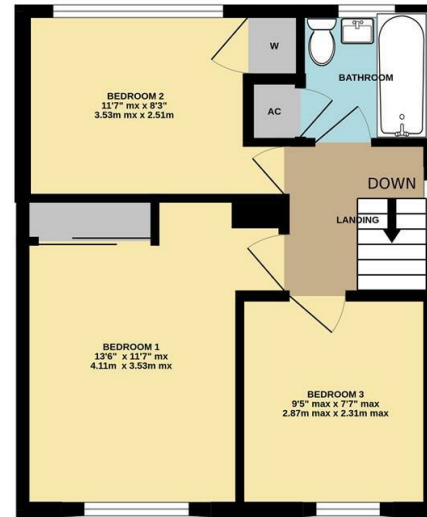
Off Road Parking & Single Garage To The Rear!



GROUND FLOOR



1ST FLOOR



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Energy Efficiency Rating

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



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