



405 St. Johns Road
Kettering, NN15 5HH



Simpson & Partners

This semi-detached home is situated in the desirable Ise Lodge development and offers three bedrooms, a spacious living area, and convenient access to local amenities. The property boasts block paved off-road parking at the front, providing ample space for vehicles.

Inside, the home features UPVC double glazing and gas radiator heating for comfort and energy efficiency. Solar panels are an eco-friendly addition, helping to reduce energy costs. The kitchen is well-equipped with a built-in stainless steel oven, a hob with an extractor hood, and an integrated fridge for all your cooking and storage needs.

The living spaces are generous, with a 20' living room perfect for relaxing and entertaining. A separate dining room offers a dedicated space for meals and gatherings. Additionally, there is a large storage room that has the potential to be converted into an additional reception room, providing flexibility for the homeowner's needs.

Upstairs, you'll find three bedrooms, offering comfortable accommodation for a family or guests. The bathroom features a shower over the bath, and there is a separate WC for added convenience.

Outside, the enclosed rear garden provides a private and secure outdoor space to enjoy. The property's location is ideal, with local amenities nearby and Kettering town centre just a short drive away, making it a perfect home for those seeking a balance of comfort and convenience.

Price £279,995



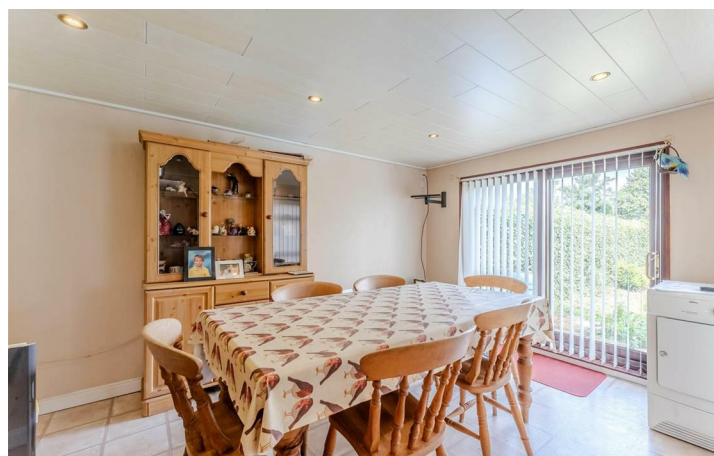
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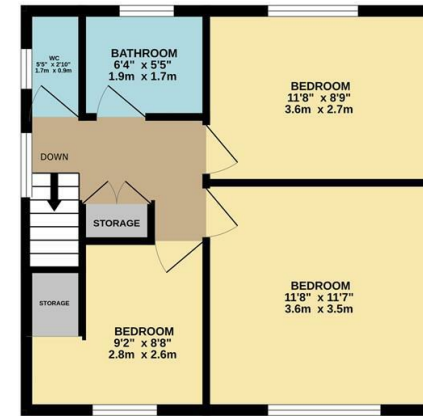
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GROUND FLOOR
696 sq.ft. (64.7 sq.m.) approx.



1ST FLOOR
427 sq.ft. (39.7 sq.m.) approx.



TOTAL FLOOR AREA : 1123 sq.ft. (104.3 sq.m.) approx.

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.
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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	86	
(69-80) C		
(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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01536 518200

kettering@simpsonandpartners.co.uk

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1 Silver Street, Kettering, Northants, NN16 0BN