



10 Scotland Street  
Kettering, NN16 8XS



**Simpson & Partners**

This delightful two bedroom terrace property is ideally located within easy walking distance of the town centre and other local amenities, making it a perfect choice for those who value convenience and accessibility.

Upon entering, you'll immediately notice the well presented nature of the home. The property boasts upvc double glazing, ensuring excellent insulation and noise reduction. The gas radiator heating system provides efficient warmth, creating a cozy atmosphere during the colder months.

The ground floor features a 24' sitting/dining room, which is perfect for both relaxing and entertaining guests. This room is enhanced by a charming feature fireplace, adding a touch of character and warmth to the space. The fitted kitchen offering storage and countertop space for all your culinary needs. Additionally, the kitchen benefits from an adjoining utility room, providing extra functionality and keeping household chores neatly out of sight.

Moving to the first floor, you'll find two generously sized double bedrooms, each offering comfortable living space and plenty of natural light. Bedroom one also benefits from fitted wardrobes. The three-piece bathroom suite is tastefully appointed and includes a bath, washbasin, and a toilet, ensuring all your daily needs are met with style and convenience it has offer firsthand.

Externally, the property features a rear garden, providing a private outdoor space for relaxation, gardening, or outdoor dining. A useful brick store in the garden offers additional storage space for tools or outdoor equipment.

This property truly shines with its combination of modern amenities and charming features. An internal viewing is highly recommended to fully appreciate the superb condition and excellent layout of this home. Don't miss the opportunity to make this well-presented two bedroom terrace property your own. Schedule a viewing today and experience the comfort and convenience it has to offer firsthand.

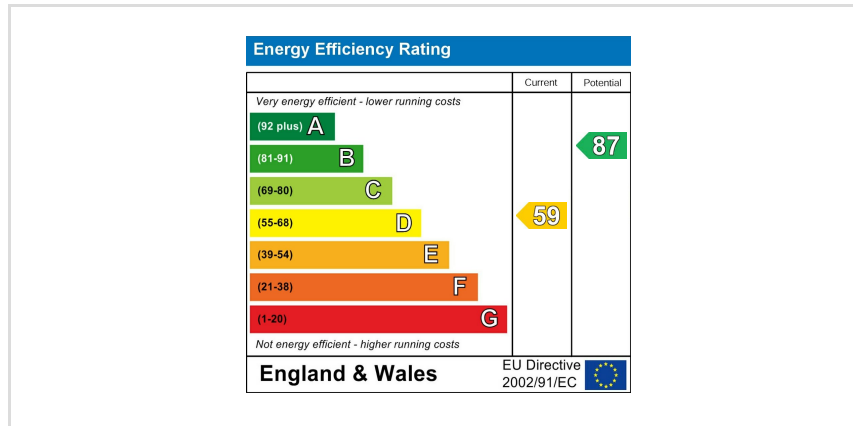


Offers In Excess Of £170,000





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