



4. Normandy Close
Burton Latimer, NN15 5FD



Simpson & Partners

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This exceptional four double bedroom detached property is situated in the highly sought-after town of Burton Latimer, offering an impressive combination of space, style, and convenience. The home features UPVC double glazing and gas radiator heating.

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About the Property

This exceptional four double bedroom detached property is situated in the highly sought-after town of Burton Latimer, offering an impressive combination of space, style, and convenience. The home features UPVC double glazing and gas radiator heating.

Upon entering through the welcoming covered porch, you'll discover a thoughtfully designed layout that begins with the entrance hall leading to a luxury fitted downstairs WC. The heart of the home showcases a generous 16' x 15' living room, complete with elegant French doors that seamlessly connect the interior to the beautiful rear garden, creating perfect indoor-outdoor living. Additionally, there's a cozy sitting room/snug area, ideal for quieter moments and relaxation.

The culinary enthusiast will appreciate the outstanding 16' x 14' luxury fitted kitchen/breakfast room, which comes complete with high-quality built-in and integrated appliances, complemented by a practical utility room for additional storage and convenience.

The first floor accommodation comprises four generously proportioned double bedrooms, with the master bedroom featuring a luxuriously appointed en-suite bathroom. A superbly fitted family bathroom suite serves the remaining bedrooms, ensuring comfort and convenience for all occupants.

The property's exterior spaces are equally impressive, with convenient off-road parking at the front and a beautifully landscaped rear garden. The outdoor area has been thoughtfully designed with attractive decked seating areas perfect for al fresco dining and relaxation, plus a charming summerhouse. Practical considerations haven't been overlooked, with a dedicated vegetable garden area for those who enjoy home-grown produce.

Additional features include a larger than average single garage, providing excellent storage and workshop potential. This superb family home offers exceptional value and comfort, and an internal viewing is strongly recommended to appreciate all that this remarkable property has to offer.

Price £420,000



Entrance Hall:

WC:

Kitchen/Breakfast Room:

Utility Room:

Living Room:

Dining Room:

First Floor Landing:

Bedroom 1:

En-Suite Bathroom:

Bedroom 2:

Bedroom 3:

Bedroom 4:

Bathroom:

Outside:

Front:

Garage:

Rear Garden:







Landscaped rear garden.







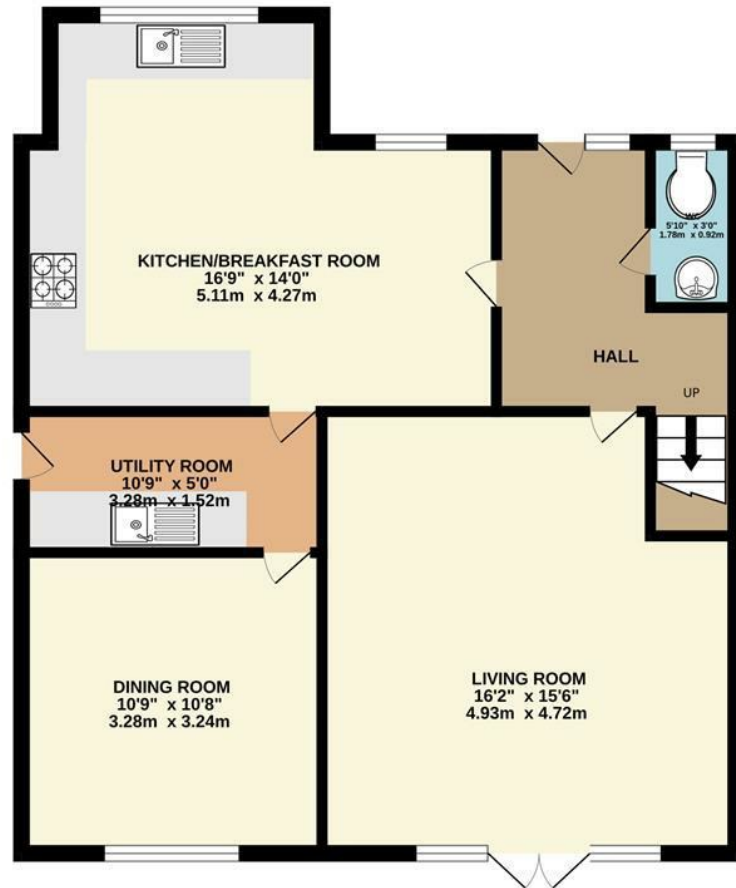
Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	79	83
(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 	

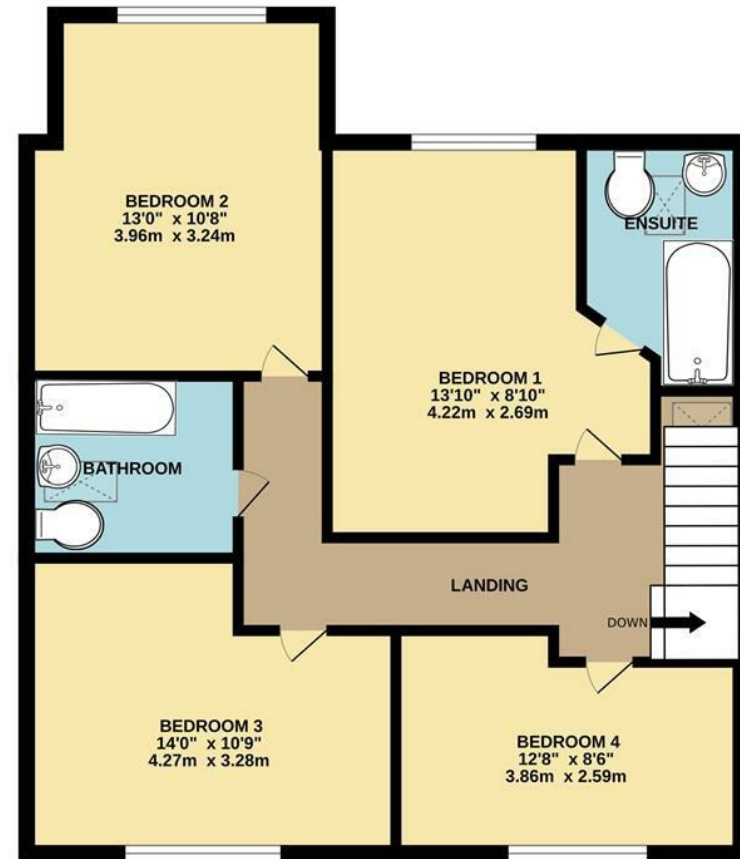


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GROUND FLOOR



1ST FLOOR



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