

32a Poplars Farm Road  
Barton Seagrave  
Northamptonshire  
NN15 5AE

£4,750 Per Month

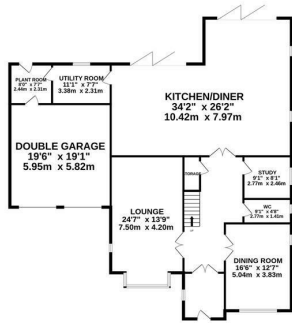


OSCAR JAMES

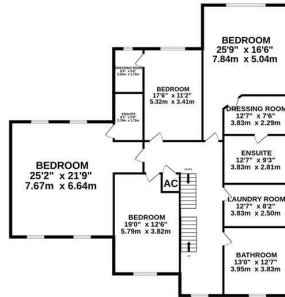
...expect excellence

# FLOOR PLANS

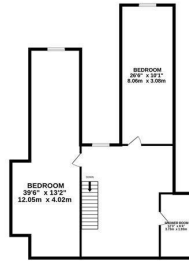
GROUND FLOOR  
2192 sq ft. (203.7 sq m.) approx.



1ST FLOOR  
2067 sq ft. (192.1 sq m.) approx.



2ND FLOOR  
1121 sq ft. (104.1 sq m.) approx.



TOTAL FLOOR AREA : 5380 sq.ft. (499.8 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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## AT A GLANCE...



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custom text 3



custom text 6



## WHAT'S GREAT?

**\*CHECK OUT OUR VIDEO TOUR\***

This brand new, high specification home is build complete and ready to move into!

Boasting an excellent standard of finish and situated in one of the areas most desirable addresses, this is an incredibly exciting opportunity to rent one of the counties largest new build properties.

This home offers 5340 sq. ft. of spacious internal accommodation spread over three floors and also benefits from a large frontage and generous rear garden.

The ground floor layout comprises of a welcoming entrance hall, large lounge with feature fireplace, second reception / dining room, study, huge kitchen family room, utility room, boot room and ground floor WC.

On the first floor expect to find four very large bedrooms along with the giant family bathroom. The master bedroom enjoys a dressing room and en-suite bathroom and bedroom two also boasts an equally stylish en-suite. There is also a useful laundry room!

On the second floor there are two further versatile rooms which could be used as bedrooms or cinema / games room if desired. There is also a bathroom on this floor along with a huge landing area which could easily double up as a chill out area.

The build is to the highest specification with quality kitchen appliances, tilling, bathrooms, under floor heating to the ground and first floors, flooring and soft landscaping.

The location is perfect for families with an excellent range of local schools close by along with recreational facilities at nearby Wicksteed Park. They are also just a short drive from both Kettering train station and the A14 both offering superb commuter links.

AVAILABLE NOW!

...expect excellence



# SELLER'S SECRET



*Why we like it....*

**OSCAR JAMES**

1 Newland Street | Kettering | NN16 8JH

01536 415777

[www.oscar-james.com](http://www.oscar-james.com)

*To buy or not to buy....*

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