



20 Belfry Drive

Corby, Northamptonshire NN17 5GN



**Simpson West**

Located within the ever popular Priors Hall Park is this well presented TWO bedroom semi detached residence that was built to a high standard by reputable builder Barratt Homes. This property is well located being within walking distance to the local school, shops and is being offered to the market for sale with no onward chain. Features include an entrance hall, cloakroom w/c, modern fitted kitchen and the large living dining room with doors leading to the rear garden. To the first floor there are two generous double bedrooms and the main family bathroom. Outside is a large landscaped garden that is fully enclosed with a patio area that has been thoughtfully designed to be low maintenance. There is a large driveway to the side providing off road parking. Early viewings are a must. Energy rating B. Council Tax Band B. Priors Hall Management Fee applies - £284 per annum.

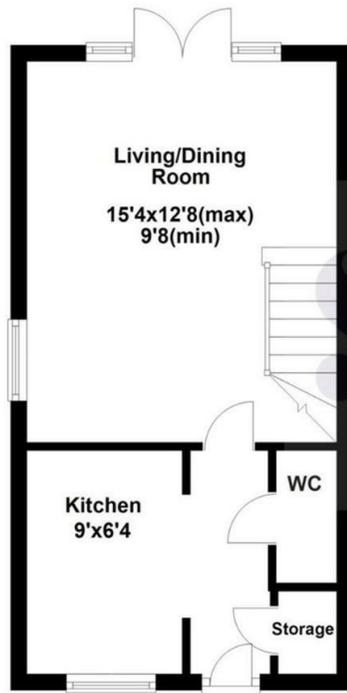


£229,950

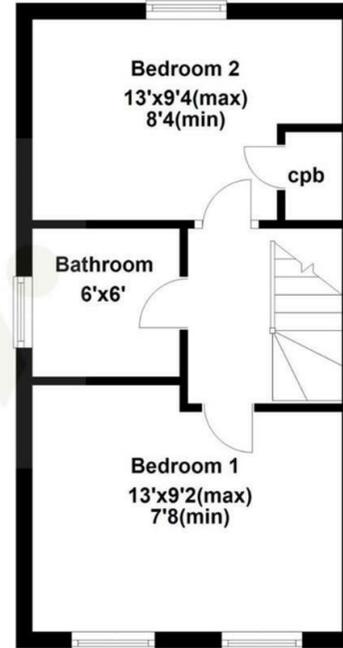
2 1 1



### Ground Floor



### First Floor



Floor plan not to scale - for guidance purposes only.  
Floor plan created by Simpson West for their use.  
Plan produced using PlanUp.



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(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>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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