



10 Home Farm Road, Stanion, Kettering, NN14 1DQ

£310,000

Stuart Charles are delighted to offer FOR SALE with this TWO DOUBLE bedroom detached bungalow located in the popular village of Stanion. Set within walking distance of several green spaces and a short drive to Phoenix parkway shopping area an early viewing is recommended to avoid missing out on this home. The accommodation on offer comprises of a large lounge, kitchen/diner, two double bedrooms and three piece shower room. Outside to the front a paved driveway provides off road parking for multiple vehicles and leads to a garage. There is a pebble dash frontage along side mature shrubbery and bushes. To the side is a block paved path that leads to the main entrance. To the rear a large block paved patio area leading to a large laid lawn, with a mix of flower beds and mature shrubbery, enclosed to all sides by timber fencing. Call now to view!!.

- KITCHEN/DINER
- TWO DOUBLE BEDROOM
- GARAGE WITH ELECTRIC DOOR
- VILLAGE LOCATION
- SPACIOUS 20' FOOT LOUNGE
- SHOWER ROOM
- LARGE PRIVATE REAR GARDEN
- INSPECTION PIT IN GARAGE

Entrance Hall

Entered via composite front door, double glazed window to side elevation, radiator, storage cupboard, doors to;

Lounge

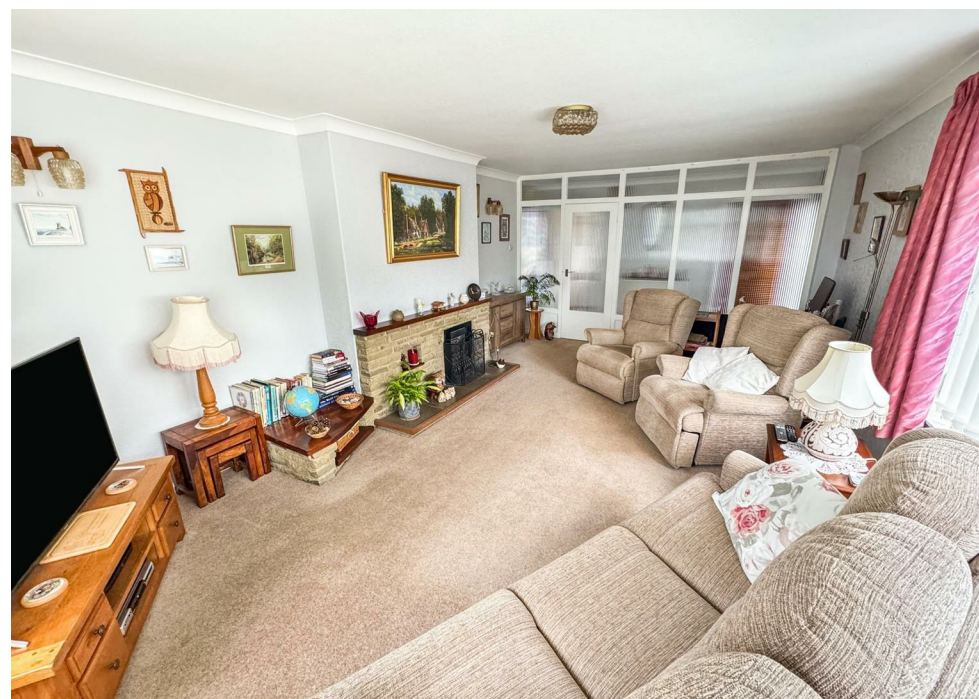
12'0" x 20'0" (3.66m x 6.10m)

Gas fireplace, t.v. point, radiator, radiator, double glazed window to side elevation, double glazed window to front elevation.

Kitchen/Diner

18'95 x 9'92 (5.49m x 2.74m)

Fitted to comprise of a range of base and eye level units, steel sink and drainer, space for washing machine, oven with overhead extractor, space for fridge freezer, wall mounted boiler, radiator, double glazed window to side elevation, double glazed window to front elevation, double glazed door to side elevation.







Wet Room

6'75 x 6'65 (1.83m x 1.83m)

Fitted to comprise of a low level hand wash basin, low level pedestal, walk in shower with system shower,

Bedroom One

12'79 max x 10'52 min x 12'98 (3.66m max x 3.05m min x 3.66m)

Radiator, double fitted wardrobes, double glazed window to rear elevation.

Bedroom Two

11'07 x 9'93 (3.53m x 2.74m)

Radiator, two double fitted wardrobes, double glazed window to rear elevation.





Garage

Electric garage door, power outlets, inspection pit window to rear elevation, door to front and rear elevation.

Outside

FRONT - A paved driveway providing parking for multiple vehicles, with a pebble dash frontage with a mix of mature bushes and shrubbery, enclosed by knee high brick walling.

SIDE - A block paved walkway leading to entrance and rear gated access.

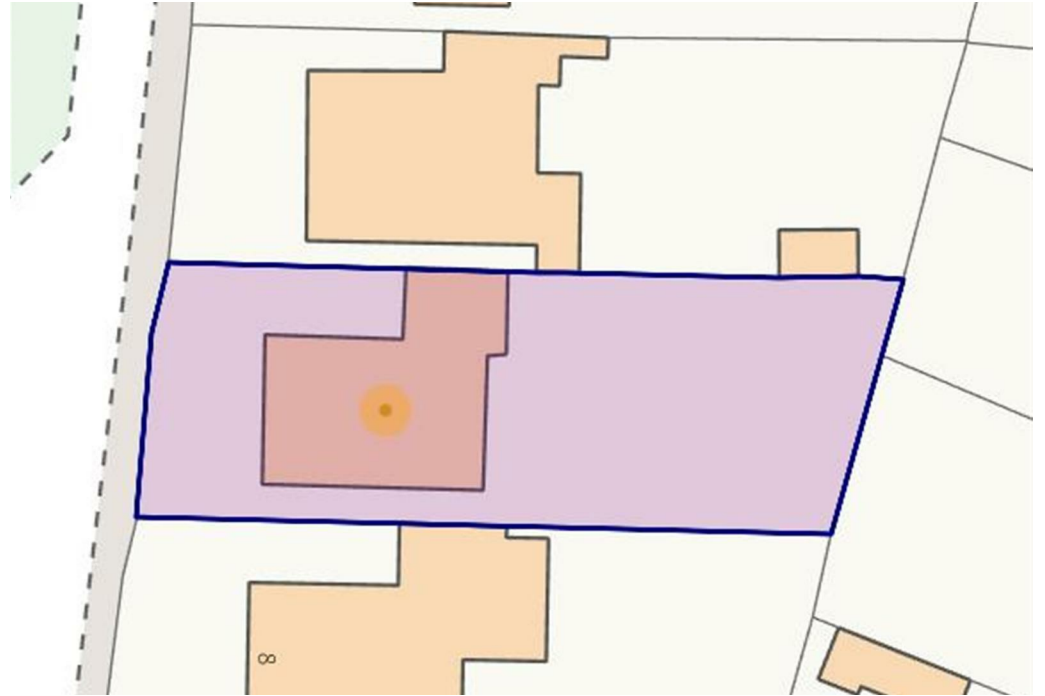
REAR - A block paved patio leading to a large laid

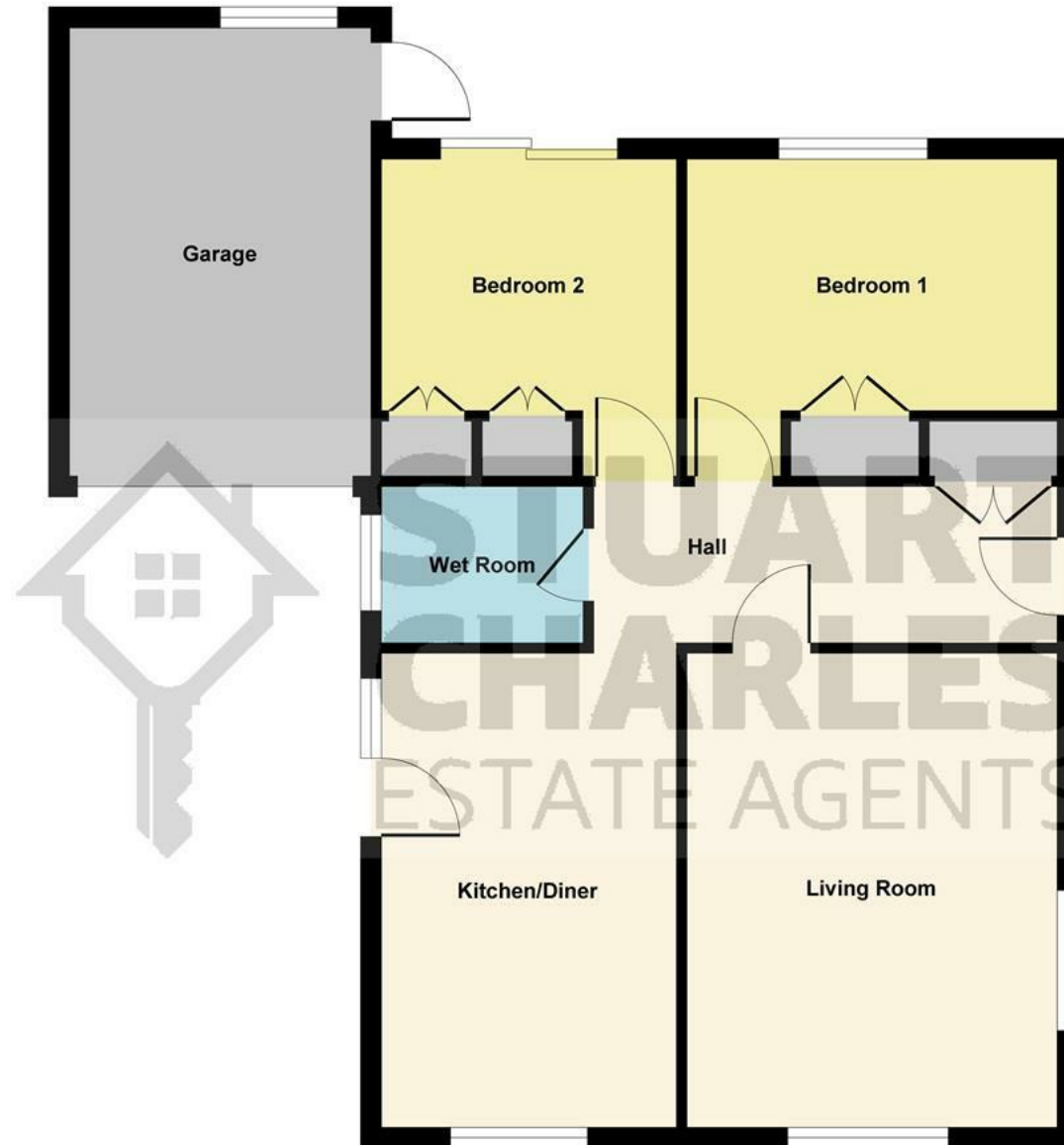




lawn with a mix of mature shrubbery , flower beds, and enclosed to all sides by timber fencing.







Floor Plan

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
92 plus A		
81-91 B		
69-80 C		
55-68 D		
39-54 E		
21-38 F		
1-40 G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 