

BRENNAN

BESPOKE



£375,000

Wood Street

GEDDINGTON, NN14 1BG

Situated on a generous plot with picturesque countryside views, this modern and extended three bedroom end terrace property in the sought after village of Geddington presents a unique opportunity. Beyond its current offerings, the property comes with planning permission for further enhancements, including the creation of a double garage and a fourth bedroom with an en-suite. Upon entry, a welcoming entrance hall sets the tone for the residence, leading to an open plan extended kitchen diner that serves as the heart of the home. The spacious layout provides a perfect setting for family meals and gatherings. The cosy lounge complements the living space, offering a relaxing area for leisure and entertainment. Notably, the ground floor features a modern four piece family bathroom, complete with a double shower and a bathtub, adding a touch of luxury to daily living. Venturing upstairs reveals three well proportioned bedrooms, providing comfort and privacy for the occupants. The property already benefits from a large driveway, ensuring ample off road parking. At the rear, a substantial private garden awaits, complete with a pond and sheds. The expansive lawn offers a versatile outdoor space for various activities. A distinctive feature is the ongoing project initiated by the current vendors, with planning permission in place for a double garage and an additional bedroom with an en-suite. This exciting prospect allows the next homeowner to tailor the property to their specific needs and preferences, enhancing its value and potential. With stunning countryside views enhancing the allure of the surroundings, this modern and extended end terrace property in Geddington is a rare find, promising both comfort and the opportunity for future expansion.

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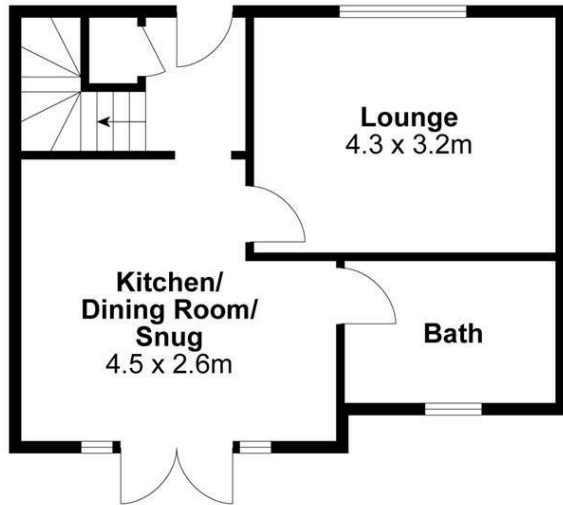
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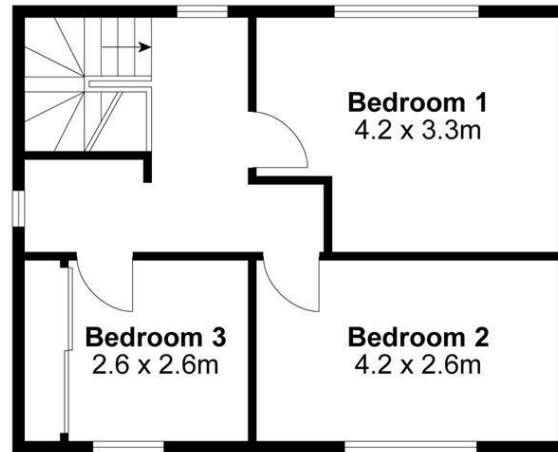
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Ground Floor



First Floor

For identification only not to scale

BRENNAN
BESPOKE

OFFICE ADDRESS
BRENNAN BESPOKE
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LOCAL AUTHORITY
North Northamptonshire

TENURE
Freehold

COUNCIL TAX BAND
B

VIEWINGS
By prior appointment only

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements