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43 Netherfield Road, NN15 6DY

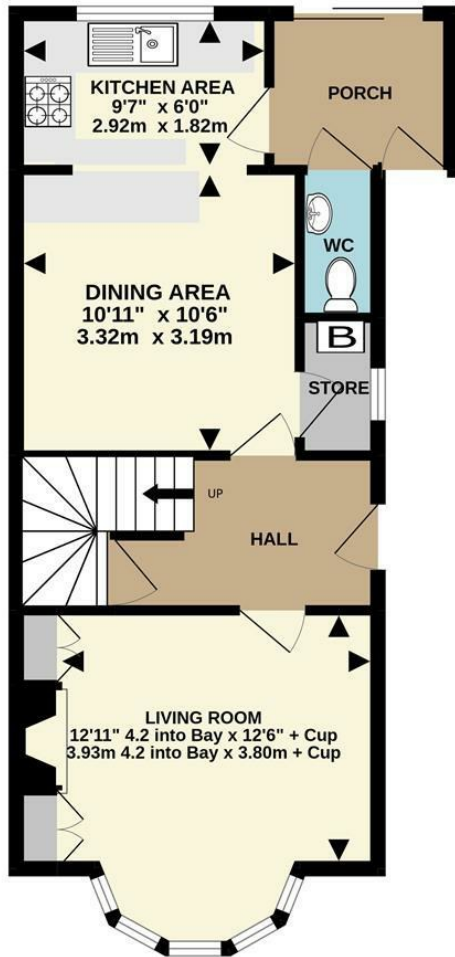
Guide Price £199,950

An extended bay fronted semi-detached house with long south facing rear garden. The property has been spaciouly extended across the rear to create a large dining family kitchen with useful porch/utility area and a ground floor wc. To the front of the house there is a bay windowed living room while on the first floor there are 3 well proportioned bedrooms and a bathroom wc with white suite. The accommodation, which has gas central heating and PVC double glazing has been redecorated and has new carpets where fitted and is ready to move into – there is no onward chain. Located on the south side of Kettering less than a mile from the town centre and within a 20 minute walk of the station. There are a variety of local shops, take aways, a pub, schools and Tresham College nearby while Wicksteed Park is about half a mile. Viewing of this super semi is strongly recommended. Property is currently tenanted and the images used are stock photos.

Tenure: Freehold
Energy Rating: D
Council Tax Band: B

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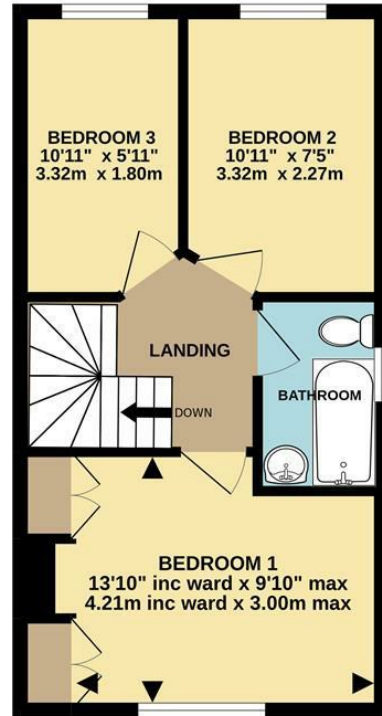
GROUND FLOOR
479 sq.ft. (44.5 sq.m.) approx.



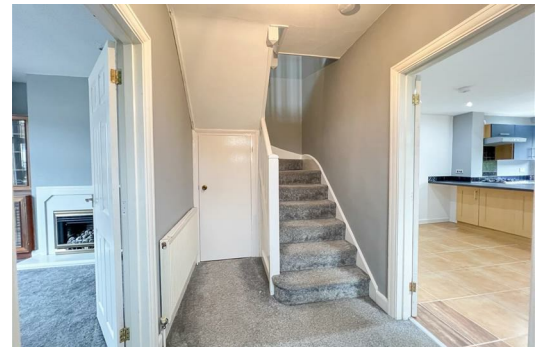
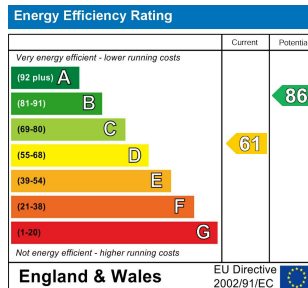
TOTAL FLOOR AREA : 844 sq.ft. (78.4 sq.m.) approx.

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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1ST FLOOR
365 sq.ft. (33.9 sq.m.) approx.



- Extended bay fronted semi detached house
- Long, south facing rear garden
- Redecorated, new carpets, no chain, ready to move into
- Gas central heating, PVC double glazing, 3 well proportioned bedrooms
- Close to town centre, station, Wicksteed Park and local shops
- Large dining family kitchen, bay windowed living room, ground floor WC



2 Silver Street, Kettering,
Northamptonshire, NN16 0BN
Tel: 01536 312 600

sales@lucasestateagents.co.uk

Important: We would like to inform prospective purchasers that these sales particulars have been prepared in good faith as a general guide only. A survey has not been carried out, nor the services, appliances and fittings tested. All measurements are approximate; sizes should not be relied upon for furnishing, or any other purposes. Floor plans are for guidance and illustration purposes only and are not to scale. Photos are taken with a wide angle lens. Items shown in the photographs are expressly excluded unless agreed otherwise in writing. If there are any matters likely to affect your decision to buy, please contact us before viewing the property and clarify all matters prior to offer. L786

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