



© Lucas Sales & Lettings



© Lucas Sales & Lettings



© Lucas Sales & Lettings



© Lucas Sales & Lettings

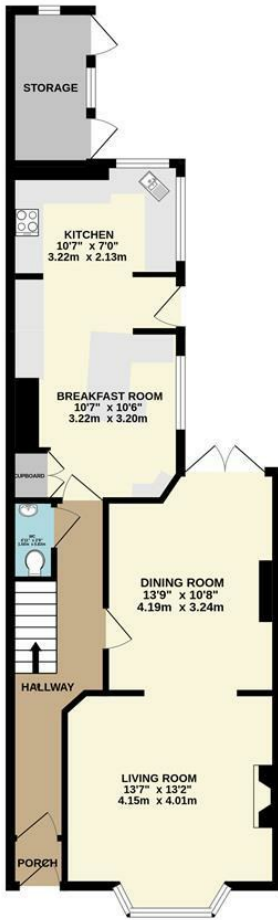
6 Dryden Street, Kettering NN16 8EU Offers In Excess Of £275,000

A large Victorian Villa that offers very spacious family accommodation. This wonderful property offers FOUR BEDROOMS over three floors, and comprises of porch, hall, lounge/dining room kitchen/breakfast room, wc, four bedrooms, study, en-suite shower to bedroom 1 and further family bathroom. Retaining lots of original character whilst benefiting from gas central heating, double glazing, modern kitchen and bathroom. There is a forecourt and lovely courtyard garden with raised timber deck retained by balustrade handrail and useful outbuildings/store. Located for ease of access to many facilities to include the town center, train station and Kettering General Hospital. Well presented throughout and viewing recommended.

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

LUCAS
SALES & LETTINGS

GROUND FLOOR



1ST FLOOR



2ND FLOOR



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.
Made with Metropix ©2024

- Four Bedrooms And Study
- Lovely Victorian Villa
- Extensive Accommodation
- Lots Of Character
- Great Location
- Gas Central Heating, bathroom, shower room
- Double Glazed
- Modern Kitchen and Bathroom

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		79
(69-80) C		
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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

LUCAS
SALES & LETTINGS