



## 10 Thorngate Street, Kettering NN16 0SN

Asking Price £155,000

**\*\*Charming One-Bedroom Bungalow with No Upward Chain – Perfect for a Cozy, Low-Maintenance Lifestyle!\*\***

Discover a rare opportunity to own this delightful one-bedroom corner terrace bungalow, ideal for those seeking an easy-to-manage home. While the property presents the chance to add your own personal touch with some modern updates and heating system, it already boasts plenty of charm and potential. The property is held on a 999 year lease with 960 years remaining.

The bungalow is situated on a corner plot and set well back from the road featuring a low maintenance gravel-wrapped front and side garden. Inside, you'll find a well planned layout that includes a hall/utility room with loads of storage space, inner hallway, an open-plan living room with working kitchen area, a double bedroom, and bathroom.

Conveniently located near Stamford Road, you'll have quick access to local shops, and the town centre is only a quarter of a mile away, making this a fantastic spot for both amenities and ease of travel.

This is a must-see for buyers looking for a cozy, manageable home with great potential.

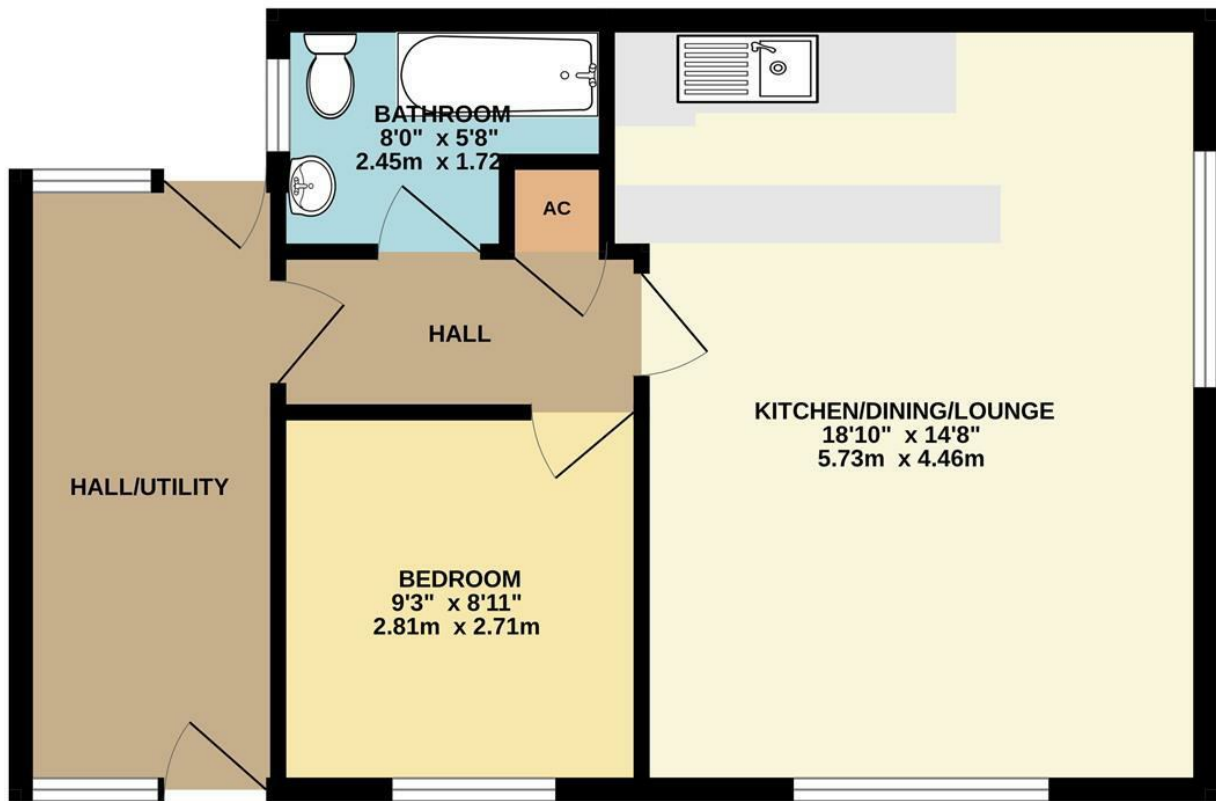
**\*\*Viewing is highly recommended!\*\***

**Tenure: Leasehold  
Energy Rating: F  
Council Tax Band: A**

**LUCAS**  
SALES & LETTINGS



# GROUND 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

- No Upward Chain
- One Bedroom Bungalow
- Open Plan Living Room/Kitchen
- Close To Shops And The Town Center

## Lease Details

Lease Term : 999 years from 1 September 1985  
Ground Rent and service charge: To be confirmed



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		92
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	33	
(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