



94a St. Johns Road, Kettering NN15 5AZ

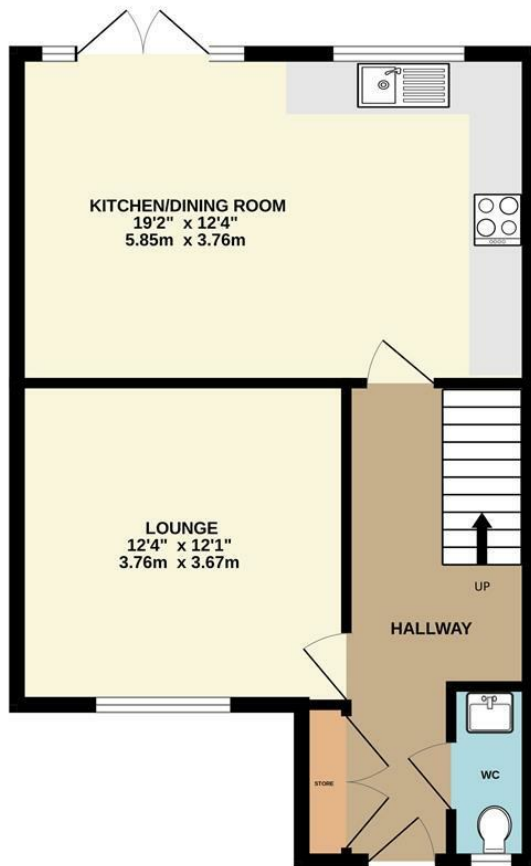
£290,000

A super three bedroom detached family property constructed new in 2019 (having the remainder of the 10 year warranty) set on a good size corner plot with off road parking and GARAGE. The property benefits from gas central heating, double glazing, modern fitted kitchen with built in appliance and well appointed bathroom. Offered for sale with NO UPWARD CHAIN so is ready to move into. Comprising large hall, lounge, wc, FAMILY KITCHEN/SITTING/DINING ROOM, landing, three bedrooms and bathroom. Located on the popular Ise Lodge estate being within easy reach of many facilities to include schools, shops, Wicksteed Park and open countryside. There is main line rail connection to London St Pancras from Kettering station. Viewing recommended.

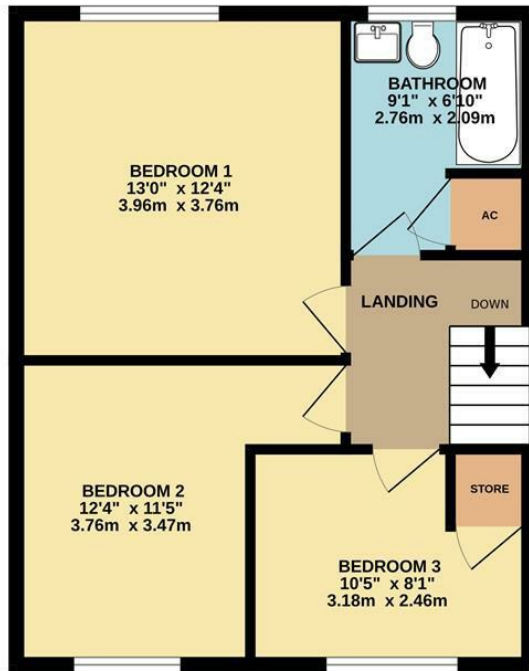
Tenure: Freehold
Energy Rating: B
Council Tax Band:

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GROUND FLOOR
518 sq.ft. (48.1 sq.m.) approx.



1ST FLOOR
468 sq.ft. (43.5 sq.m.) approx.



TOTAL FLOOR AREA: 986 sq.ft. (91.6 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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- No Upward Chain
- New Built 2019
- Three Bedroom
- Gas Central Heating And Double Glazed
- Modern Fitted Kitchen And Bathroom
- Driveway And Garage
- Lovely Family Property

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		95
(81-91) B	83	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



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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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