



18 Manor Road, Stanion, Kettering NN14 1DL

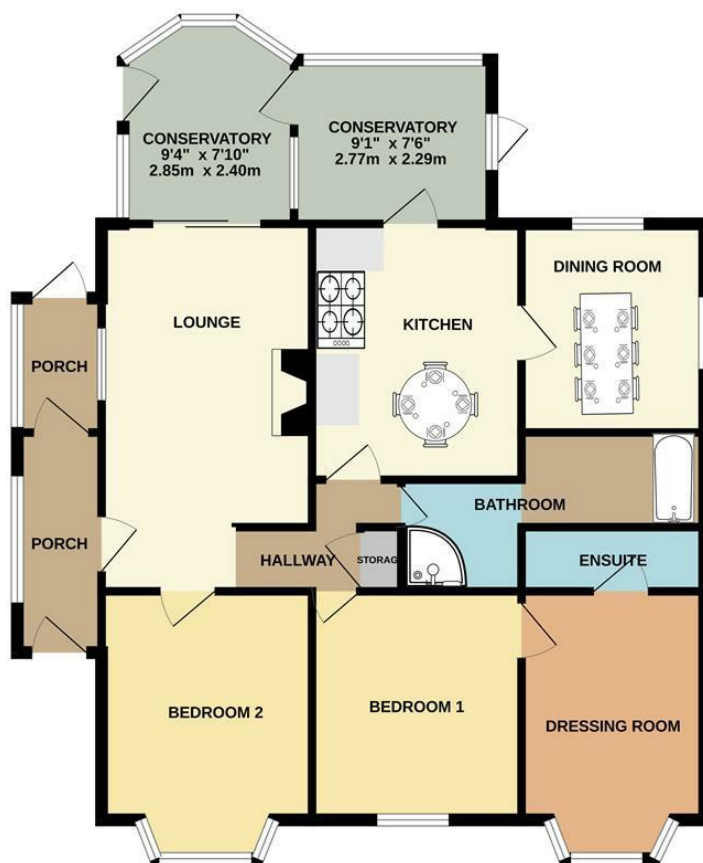
Guide Price £290,000

Lucas Estate Agents are pleased to be offering this larger than average 2 bedroom detached bungalow to the market. Sitting in the centre of the beautiful village of Stanion, this property comes with parking for 4 cars and a large, easily maintained garden. Into the front porch you will find plenty of space for shoes and coats without impeding on the main bungalow. The lounge features a central fireplace along with sliding doors into one of the many garden rooms/conservatories. The 2 bedrooms are both large doubles, the master featuring a full sized dressing room and ensuite. This room could easily be turned into a 3rd bedroom with some minor alterations to the format of the house. The main bathroom is in two sections with the shower room as you walk in and then bath and toilet at the other end. The kitchen/ breakfast room features a Range Master cooker and plenty of space for a small table, this leads into the dining room which is light and airy and has space for a larger dining table. Outside the garden is split between grass and paved areas along with two sheds. This property must be seen to understand the size and potential it offers.

Tenure: Freehold
Energy Rating: C
Council Tax Band: C

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GROUND FLOOR
972 sq.ft. (90.3 sq.m.) approx.

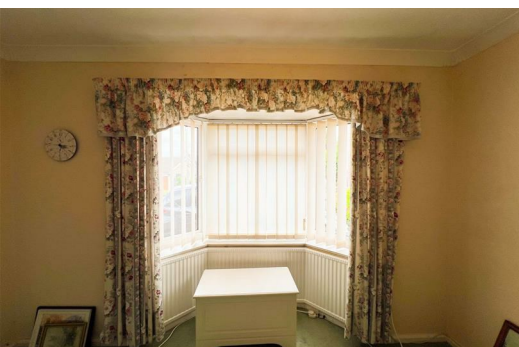


TOTAL FLOOR AREA: 972 sq.ft. (90.3 sq.m.) approx.

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.
Made with Metropix ©2024

- Large Detached Bungalow
- Beautiful Village Surroundings
- 2 Double Bedrooms
- Garden Room/ Conservatories
- Parking for 4 Cars

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	75	82
	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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