



12 Chase Hill, Kettering NN14 1AG

£580,000

This beautifully presented house just shouts 'quality' from the moment you step through the front door. The family orientated accommodation offers a spacious reception hall, wc, separate sitting room that has a fitted multi fuel stove and double doors that lead directly into the wonderful kitchen that was re fitted just two years ago and has built in appliances that includes a "range cooker". the kitchen opens directly into the lounge/dining room that has bi fold doors opening on to the large garden, landing, four bedrooms, en suite to the master and a further family bathroom. This home is beautifully presented and benefits from gas central heating, modern bathroom and en-suite, double glazing ample off road parking and a DOUBLE GARAGE. There is an additional driveway at the rear which could accommodate a caravan or boat. The large rear garden(being approximately 120ft long) enjoys a good measure of privacy and is laid to lawn with mature trees and boarders.

Geddington is a highly very sought after village that has a thriving primary school and parish, public house and a soon to be opened village shop. Main line rail connection to London St Pancras from Kettering and Corby stations and major road links are within easy reach to include the A14, M1 and M6. Viewing is essential

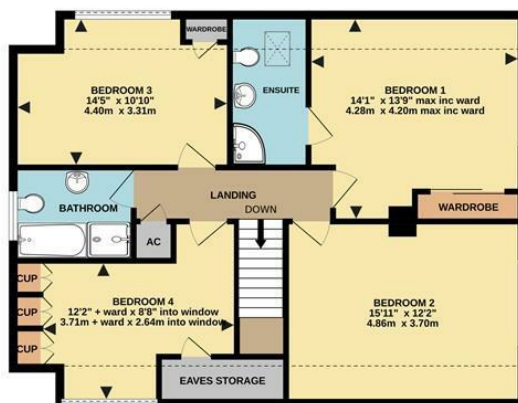
Tenure: Freehold
Energy Rating: D
Council Tax Band: E

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GROUND FLOOR
939 sq.ft. (87.3 sq.m.) approx.



1ST FLOOR
862 sq.ft. (80.1 sq.m.) approx.



TOTAL FLOOR AREA : 1802 sq.ft. (167.4 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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- Super Village Location
- Large Plot
- Ample Off Road Parking
- Four Bedrooms
- Recent Refitted Kitchen
- Very Well Presented Throughout
- Double Glazed
- Gas Central Heating
- DOUBLE GARAGE

Energy Efficiency Rating

Very energy efficient - lower running costs	Current	Potential
(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	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

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