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St Mary's Road, Kettering

£175,000 Freehold

**BELVOIR!**





This three double bedroom mid-terrace house, located in an established and desirable area close to Kettering Town Centre, offers an excellent opportunity for comfortable and convenient living. The property features a private driveway at the front, providing ample off street parking.

The living/dining room has space for a table and chairs as well as living room furniture and is perfect for family meals and entertaining guests. The kitchen, although functional, would benefit from some modern upgrades to enhance its potential. With a bit of renovation, it could become a stylish and contemporary culinary space with perhaps a breakfast bar too.

The bathroom which is located on the ground floor is in a working condition but would also benefit from modernisation to align with contemporary standards and aesthetics.

Upstairs, the house boasts three generously sized double bedrooms, each offering ample space for furnishings and personal touches.

To the rear of the property there is an enclosed garden providing a private outdoor space, ideal for relaxing, gardening, or entertaining. The garden is easily accessible from the kitchen, making it convenient for outdoor dining and summer barbecues.



This mid-terrace house combines the charm of an established neighbourhood with the convenience of being close to the Town Centre, offering the perfect blend of urban living and the suburban peace and quiet.

With some thoughtful upgrades, it has the potential to become a truly delightful family home and viewing is essential.

This property is currently tenanted making this an attractive purchase for potential investors. However, the property is being sold with no onward chain should any first time buyers or families also wish to buy.

EPC Rating D. Council Tax A.

### Entrance Hall

Door to front, stairs rising to first floor, door to living areas.

### Living/Dining Room

4.00m x 4.30m (13'1" x 14'1")

Window to the front, radiator, under stairs cupboard, fireplace surround, door opening into kitchen.



### Kitchen

3.70m x 2.40m (12'1" x 7'11")

A range of base units with work surfaces over, a few wall mounted cupboards, wall mounted boiler, stainless steel sink & drainer, window to the rear, door to the rear, space and plumbing for appliances, radiator, door to bathroom.

### Bathroom

1.40m x 2.40m (4'7" x 7'11")

Window to the rear, panel bath with shower attachment over, wall tiling, WC, pedestal sink, radiator.

### First Floor landing

Doors to all bedrooms, loft hatch.

### Bedroom One

3.10m x 4.30m (10'2" x 14'1")

Window to the front, radiator, fireplace surround, walk in storage cupboard/wardrobe.

### Bedroom Two

3.20m x 3.40m (10'6" x 11'2")

Window to the rear, radiator.

### Bedroom Three

2.40m x 3.10m (7'11" x 10'2")

Window to the rear, radiator.

### Outside

There is a paved driveway to the front of the property with a path leading to the front door and side passageway providing access to the rear.

To the rear of the property is a fence enclosed rear garden mainly laid to lawn with a small patio area to the back of the house.

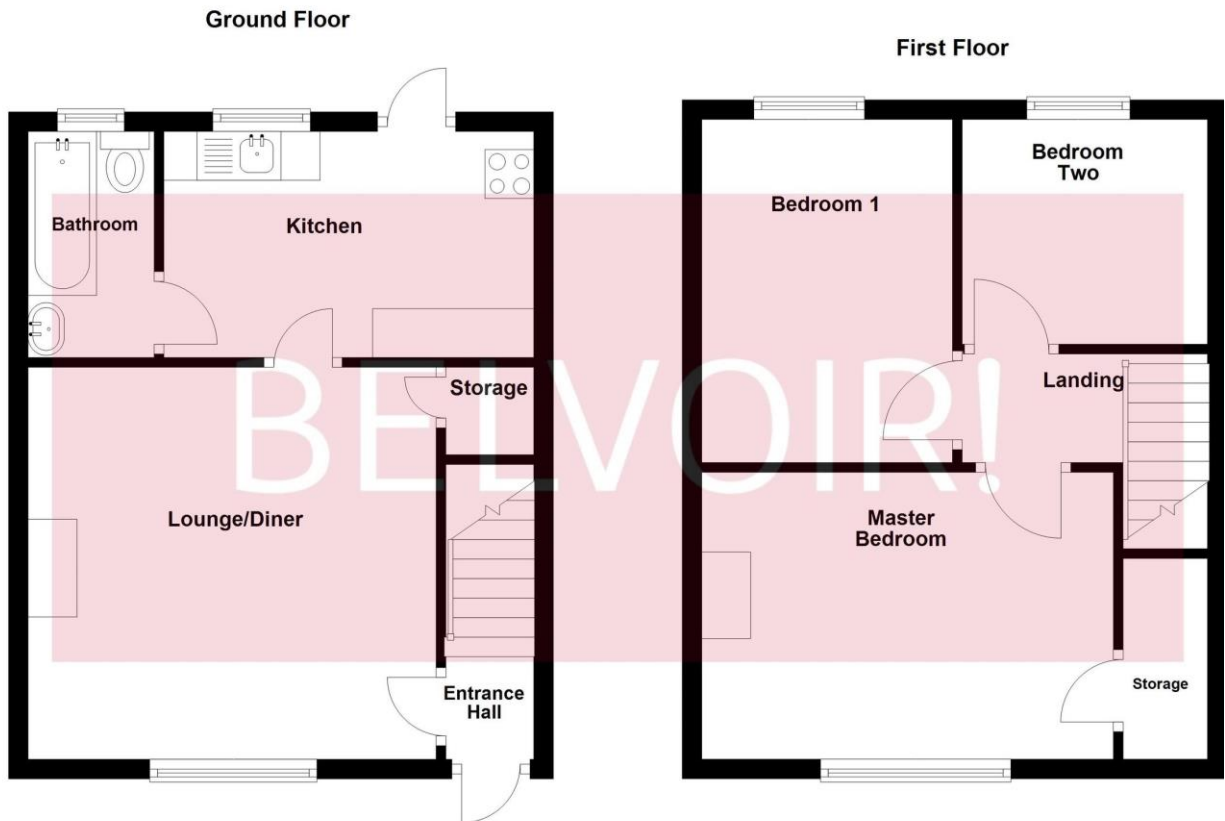
### Agents Notes

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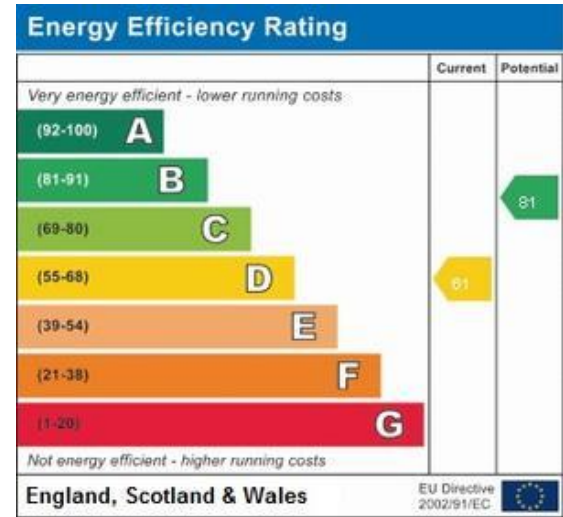
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Plan produced using PlanUp.



Contact us today to arrange a viewing...

# BELVOIR!

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