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Neale Avenue, Kettering

Offers Over £400,000

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Key Features

- > Built in 2013
- > Three Bedroom Detached Home
 - > En Suite Wet Room
 - > Built in white goods
- > Sizeable Outbuilding
 - > Utility Room
- > Tenure: Freehold
 - > EPC Rating C
 - > Council Tax D



Built in 2013, this well-presented three-bedroom detached family home offers spacious and versatile accommodation in one of Kettering's most desirable locations. Situated on the sought-after Neale Avenue, the property is ideally positioned for access to local amenities and excellent transport links to the A14, making it a superb choice for families and commuters alike.

To the front, the home benefits from a private driveway, providing convenient off-road parking.

Internally, the property is finished to a high standard and features a state-of-the-art alarm system for enhanced security. The ground floor comprises a welcoming entrance porch and entrance hall, a stylish cloakroom, a light-filled living room, and a contemporary kitchen/diner with integrated appliances including a built-in dishwasher and fridge freezer. A separate utility room houses the central heating boiler and includes a sink with drainer.

The thoughtfully designed layout includes a ground-floor master bedroom, complete with a modern en-suite wet room—ideal for multi-generational living or those seeking ground-floor accessibility. The entire ground floor also benefits from underfloor heating, providing warmth and comfort throughout. Upstairs, there are two generous double bedrooms, one with a built-in wardrobe, as well as a well-appointed family bathroom.

This property is a generous size at 164 square metres/1765 square feet.



To the rear, the enclosed garden offers a peaceful outdoor space and includes a versatile outbuilding (6.57m x 2.90m), currently used as a workshop. This space is equipped with electric sockets including USB ports, eight single-glazed window panes (without latches), and a solid wooden door, making it suitable for a variety of uses—from home office or studio, to gym or hobby space.

This is a modern, low-maintenance home with flexible living options in a fantastic location. Early viewing is highly recommended to fully appreciate what this exceptional property has to offer.

Entrance Porch

Door to the front aspect double glazed, alarm system, inner wooden door opening into entrance hall.

Entrance Hall

Doors to master bedroom, cloakroom, utility room, understairs cupboard, telephone point. Karndean flooring and stairs leading to first floor.

Cloakroom

Window to the front double glazed, Low level W/C, wash hand basin, half tiled, tiled flooring.

Living Room

5.89m x 4.34m (19'4" x 14'2")

Two windows to the rear of the property attached to the double glazed patio doors. gas fireplace. Two wall lights. TV point. Quickstep laminate flooring.

Downstairs Master Bedroom

4.33m x 3.51m (14'2" x 11'6")

Window to the front aspect double glazed, built in wardrobe, Quickstep laminate flooring, TV point wired up for Sky and Virgin. Door to en suite wet room.

Downstairs En Suite

2.03m x 2.02m (6'8" x 6'7")

Window to the side double glazed, wet room shower, wash hand basin, extractor fan, low level WC, part tiled, built in storage under the sink, shaver point, heated towel rail.

Kitchen/Diner

4.33m x 3.51m (14'2" x 11'6")

Window to the side double glazed, door to the garden double glazed. Fitted kitchen with wall and base units, sink and drainer, one and a half bowl sink, work surfaces, half tiled, electric double oven (replaced 12 months ago), gas four ring hob, cooker hood, built in dishwasher (replaced 12 months ago), built in fridge/ freezer. Tiled flooring.

Utility Room

2.41m x 1.64m (7'11" x 5'5")

Double glazed door. Wall and base units, cupboards sink and drainer, plumbing for a washing machine, central heating boiler, work surfaces, half tiled, extractor fan. Tiled flooring.





First Floor Landing

Velux double glazed window to side, door to access loft space. Carpet flooring. Doors to:

Bedroom Two

5.3m x 3.6m (17'5" x 11'10")

Window to the rear double glazed, built in wardrobe, radiator, carpet flooring. There is reduced head height with sloping ceilings.

Bedroom Three

4.02m x 3.9m (13'2" x 12'10")

Window to the front double glazed, radiator, carpet flooring. There is reduced head height with sloping ceilings.

Family Bathroom

Velux double glazed window to the side. Heated towel radiator, shower over the bath. wash hand basin, low level WC, vanity mirror and extractor fan, tiled flooring and part tiled. Door to loft access.

Front Garden

Brick wall frontage, raised plant border for front garden. Driveway and side gate for access.

Rear Garden

Patio area, lawn and raised plant beds with fully enclosed fencing. Outside tap to side of the house.

Included is a wooden built shed.

Outbuilding

6.57m x 2.9m (21'7" x 9'6")

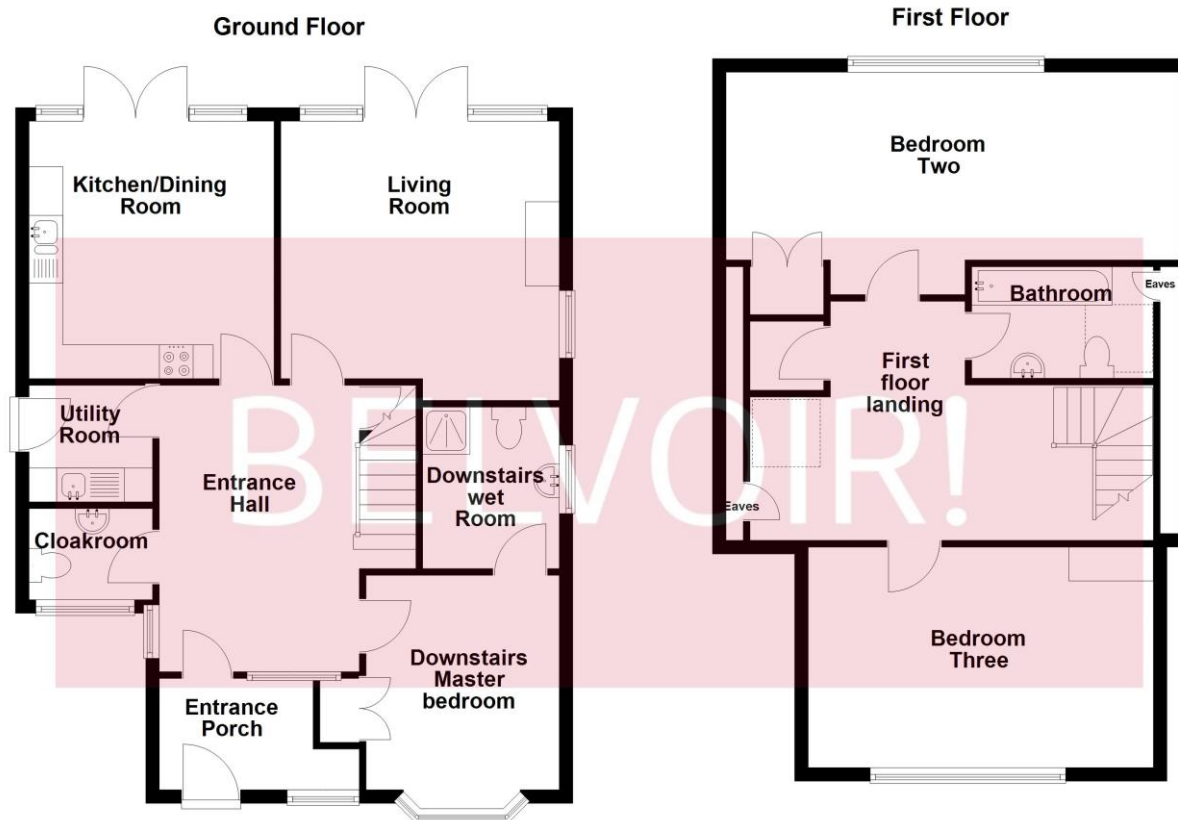
Wooden door into the outbuilding. There is eight single glazed window panes (please note there is no window latches), ten electric sockets with USB ports in them and two strip lights. Hard flooring. The property is currently being used as a workshop but can be changed for different uses.

Agents Notes

Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate, are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.



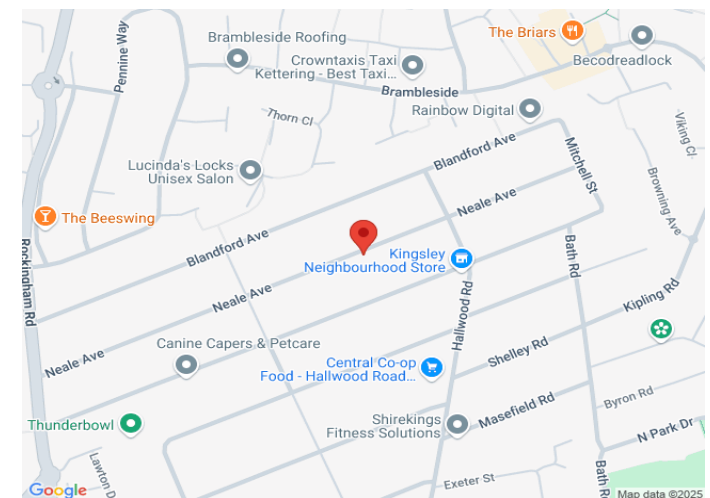




We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any service, system and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixture and fittings other than those mentioned are to be agreed with the seller by separate negotiation.
Plan produced using PlanUp.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) 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	

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Contact us today to arrange a viewing...

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