



4  2  2 

Chepstow Road, Oakley Vale, Corby

£310,000 Freehold

# BELVOIR!

EPC Rating C. Council Tax E.





Located on the popular Oakley Vale estate, this four bedroom detached house on Chepstow Road offers generous living accommodation, versatile spaces, and a practical layout perfect for modern family life.

To the ground floor, the property boasts a bright and spacious dual-aspect living room, featuring a front-facing window and twin French doors opening onto the rear garden. A separate dining room provides the ideal setting for formal meals or entertaining, while a convenient downstairs cloakroom/WC adds practicality. The large kitchen offers an excellent range of worktop and storage space, with twin French doors leading out to a side patio—perfect for alfresco dining. A useful utility room completes the ground floor.

Upstairs, you will find four well-proportioned bedrooms. The master bedroom benefits from its own en-suite shower room, while the remaining bedrooms are served by a modern family bathroom.

The outside space is equally appealing, with a fully enclosed rear garden that is mainly laid to lawn, complemented by patio areas for outdoor enjoyment. To the side, a driveway provides ample parking and leads to a single garage, with gated side access to the rear garden.

This property is offered to the market with no onward chain.



#### Entrance Hall

Door to the front, stairs rising to the first floor, doors to all other rooms.

#### Living Room

6.07m x 3.31m (19'11" x 10'11")

Double glazed window to the front aspect, twin french doors to the rear, two radiators.

#### Dining Room

3.95m x 2.46m (13'0" x 8'1")

Window to the front, radiator.

#### Cloaks/WC

Low level WC, radiator, wall mounted hand wash basin, extractor fan.

#### Kitchen/Breakfast Room

4.25m x 4.9m (13'11" x 16'1")

Double glazed window to the rear, twin french doors to the side patio, space and plumbing for appliances, built in double oven, hob, extractor. 1 ½ bowl stainless steel sink and drainer. A range of wall and base units with work surfaces over and splashback tiling to sensitive areas. Two radiators, door to utility room.





#### Utility Room

0.7m x 1.88m (2'4" x 6'2")

Space and plumbing for appliances. Base units with work surfaces over and wall tiling.

#### First Floor Landing

Wooden spindle banister, doors leading to all rooms, storage cupboard, loft hatch.

#### Bedroom One

3.91m x 4.7m (12'10" x 15'5")

Double glazed window to the rear, radiator, door to ensuite.

#### Ensuite

Shower with glass door cubicle with full height wall tiling, pedestal sink with splashback tiling above, low level WC, radiator, extractor fan.

#### Bedroom Two

3.18m x 3.24m (10'5" x 10'7")

Double glazed window to the front, built in wardrobes, radiator.

#### Bedroom Three

3.58m x 2.93m (11'8" x 9'7")

Double glazed window to the front, built in wardrobes, radiator.

#### Bedroom Four

2.27m x 3.05m (7'5" x 10'0")

Double glazed window to the rear, radiator.

#### Family Bathroom

2.6m x 2.1m (8'6" x 6'11")

Panel bath, low level WC, pedestal sink, radiator, part wall tiling, double glazed obscure glass window to the rear

#### Outside

A path leading to the front door separating two small lawn areas to the front. A driveway with parking for several cars to the side in front of a single detached garage. Gated access leading to the rear garden.

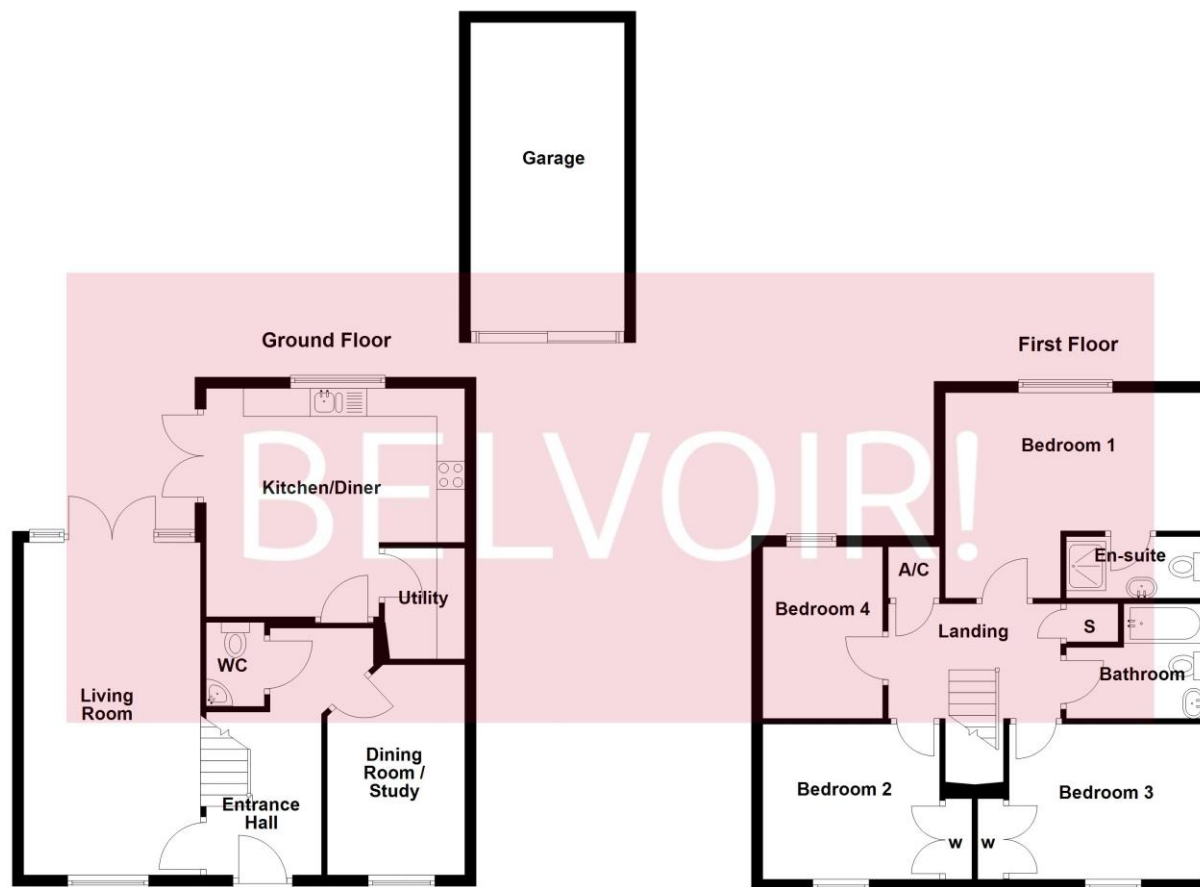
The rear garden is mainly laid to lawn with raised borders to the side for plants and shrubs. Wall enclosed adding a good degree of privacy. There is also a patio area to the side of the house.

#### Agents Notes

The property is currently tenanted but is being sold with vacant possession.

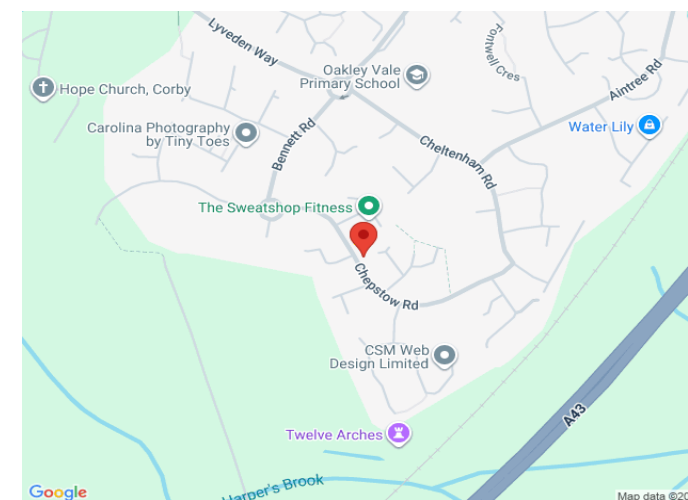
Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate, are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised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

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		86
(69-80) <b>C</b>	71	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
WWW.EPC4U.COM		



Contact us today to arrange a viewing...

# BELVOIR!

[www.belvoir.co.uk](http://www.belvoir.co.uk)

68 George Street, Corby, Northants, NN17 1QE

[corby@belvoir.co.uk](mailto:corby@belvoir.co.uk)

01536 261666