



**Connells**

Martingale Street  
Wellingborough





## Property Description

\*\*\* This four bedroom detached home is immaculately presented throughout and benefits from many optional extras/upgrades including custom shoe storage drawers under stairs, bi-folding doors to rear, quartz work tops in both kitchen and utility, and shutters to to all windows to name but a few! Call CONNELLS today to arrange your viewing!!\*\*\*

## Entrance Hall

Double glazed door to front elevation, under stairs storage and radiator.

## Cloakroom

Low level wc and wash hand basin with extractor and tiling to water sensitive areas and radiator.

## Lounge

17' 9" into bay x 11' 4" ( 5.41m into bay x 3.45m )

Double glazed bay window to front elevation and radiator.

## Kitchen Diner

26' 5" x 9' ( 8.05m x 2.74m )

Double glazed bi-folding doors and window to rear elevation. Fitted kitchen with a range of wall and base units with quartz work surfaces over and moulded - stainless steel sink drainer. Electric oven and gas hob with cooker hood over. Integrated dishwasher and fridge freezer.

## Utility Room

5' 11" Min x 5' 10" ( 1.80m Min x 1.78m )

Double glazed door to side elevation. Fitted with a range of wall and base units with quartz work surfaces over and moulded - stainless steel sink drainer. Plumbing and space for washing machine. Boiler.

## Study

7' 10" x 7' 8" ( 2.39m x 2.34m )

Double glazed window to front elevation and radiator.

## First Floor Landing

Storage cupboard and loft access.

## Bedroom One

14' 1" Max x 11' 1" ( 4.29m Max x 3.38m )

Double glazed window to front elevation, fitted wardrobes and radiator.

## En-Suite

Double glazed window to front elevation. Double shower cubicle, low level wc and wash hand basin with tiling to water sensitive areas and ladder style radiator.

## Bedroom Two

14' 2" Max x 11' 5" ( 4.32m Max x 3.48m )

Double glazed window to front elevation and radiator.

## Bedroom Three

11' x 9' 5" ( 3.35m x 2.87m )

Double glazed window to rear elevation and radiator.

## Bedroom Four

10' 11" x 9' 2" ( 3.33m x 2.79m )

Double glazed window to rear elevation and radiator.

## Bathroom

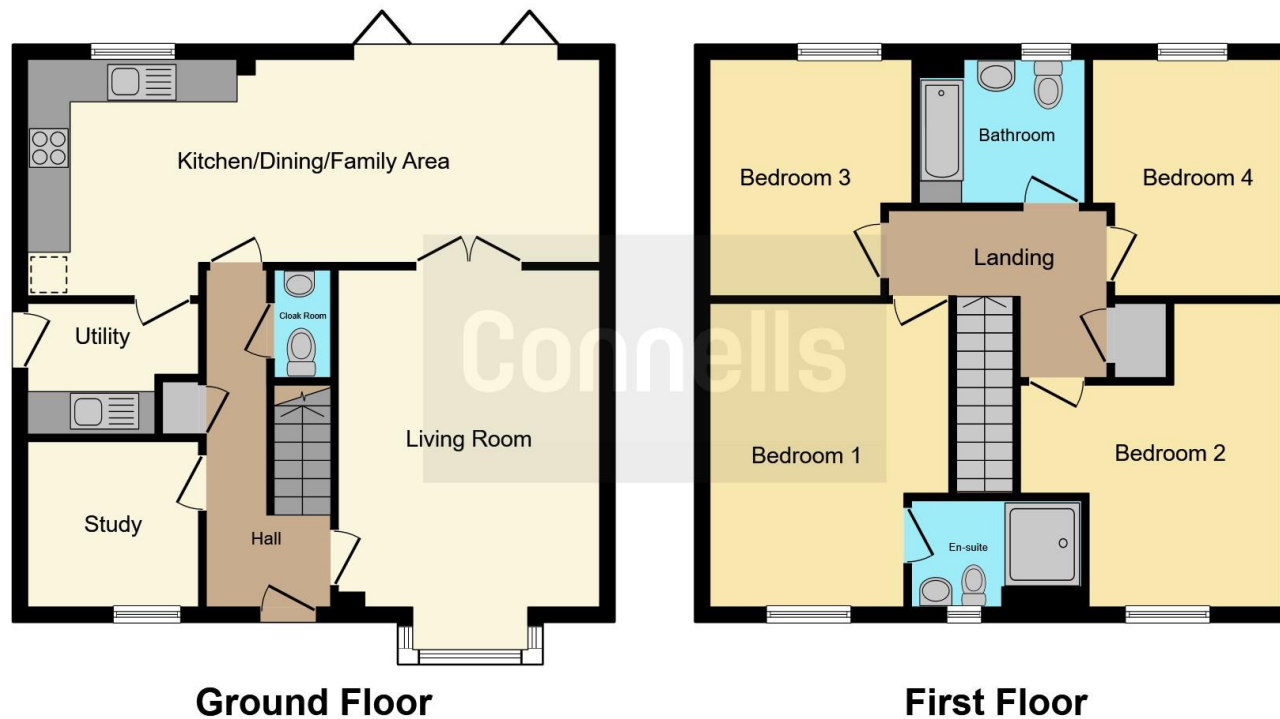
Double glazed window to rear elevation. Bath with mixer tap and shower over, low level wc and wash hand basin with tiling to water sensitive areas and ladder style radiator.











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EPC Rating: A Council Tax  
 Band: E

Tenure: Freehold

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