



**Connells**

Belton Road  
Barton Seagrave Kettering



## Property Description

Situated on the outskirts of Barton Seagrave, Kettering is this beautiful three bedroom semi detached family home. Barton Seagrave is a highly sought after area with close transport links to the A14, along with Kettering Train Station a short drive away along with Kettering Town Centre. The property itself is spread over three floors, the generous living space is located in the ground floor, two of the three bedrooms and family bathroom to the first floor, and the master bedroom and ensuite situated on the second floor. Completing the property is the driveway for off street parking.

On entering the property you are greeted the entrance hall with the stairs leading to the first floor, a convenient downstairs cloakroom to the right hand side and a fully fitted kitchen to the left hand side, which also comprises of an integrated electric oven and hob and a double glazed window to the front. The lounge is generous in size, which is perfect for a family home and opens up to the rear garden by French patio doors and with the bay windows either side allows the room to flood with natural light,

To the first floor of the property, bedroom two is located to the rear and bedroom three to the front, both benefiting from two windows allowing in plenty of light, and the family bathroom being a Jack n Jill style situated in between the two bedrooms with entry from bedroom two also.

The master bedroom is situated on the

second floor and is over 28 feet in length, with ensuite.

## Ground Floor

### Entrance Hall

Double glazed door to the front, corner storage cupboard, radiator.

### Cloakroom

Low level WC, pedestal wash hand basin, radiator.

### Kitchen

13' x 6' 2" ( 3.96m x 1.88m )

Double glazed window to the front, a range of wall and base units with rolled edge work surfaces, integrated electric oven and hob with stainless steel cookerhood, stainless steel sink, integrated appliances, under unit spotlights, radiator.

### Lounge

19' 2" max x 13' 3" ( 5.84m max x 4.04m )

Double glazed bay window with French patio doors, radiator.

## First Floor

### Landing

### Bedroom Two

13' 3" x 9' 7" ( 4.04m x 2.92m )

Double glazed windows to the rear, entrance to Jack n Jill bathroom, radiator.

### Jack N Jill Bathroom

Double glazed window to the side, bath, pedestal wash hand basin, low level WC, tiled splash backs, radiator.

### Bedroom Three

13' 3" x 11' 1" max ( 4.04m x 3.38m max )

Double glazed windows to the front, radiator.

## Second Floor

### Master Bedroom

28' 6" x 12' 10" max ( 8.69m x 3.91m max )

Double glazed windows to the front and rear, built in storage cupboards, radiator.

### Ensuite

Double glazed window to the front, walk in shower cubicle, pedestal wash hand basin, low level WC, heated towel rail, tiled splash back, extractor fan.

## Externally

### Front Garden

Enclosed by fencing and shrubbery, gated access, pathway to entrance, laid to lawn, driveway for multiple vehicles.

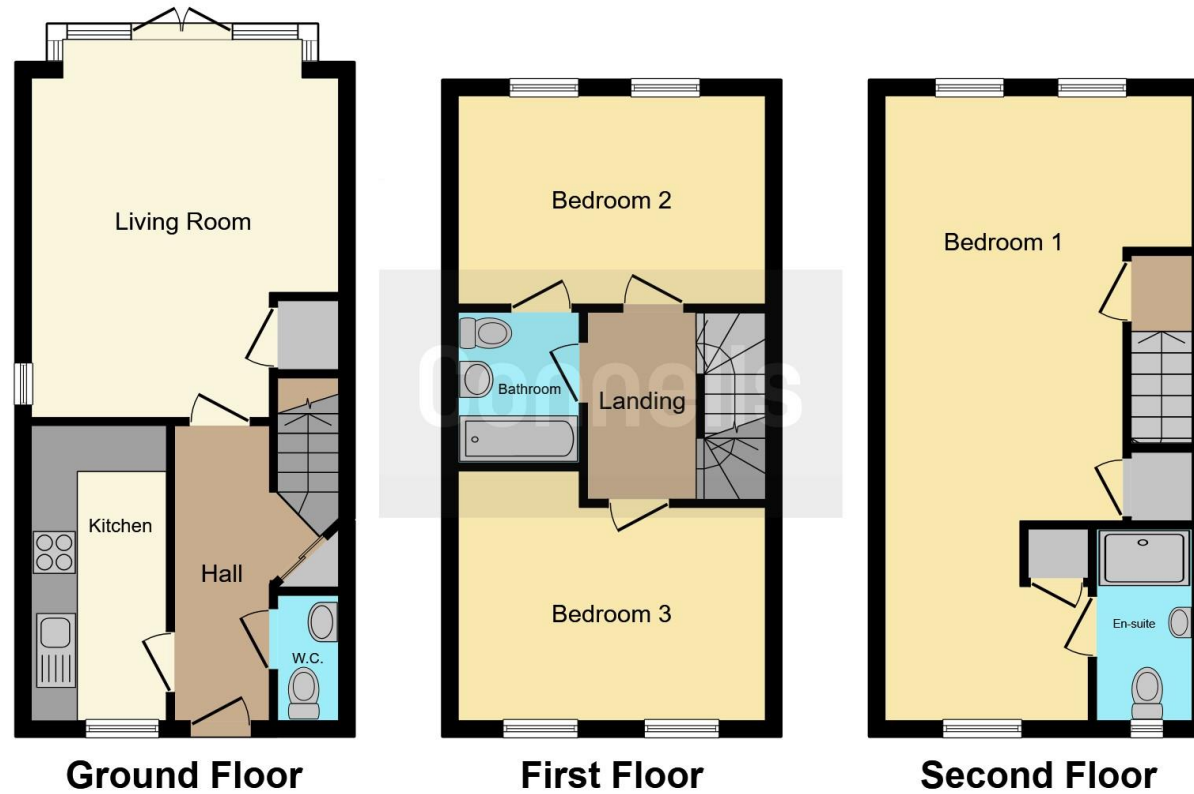
### Rear Garden

Enclosed by timber fencing with gated side access, patio area, mainly laid to lawn.









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**EPC Rating: B**

Tenure: Freehold

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