







## Property Description

Situated in a quiet area of Kettering is this three bedroom detached property, with many local amenities surrounding including easy access to Kettering Town Centre and Train Station, supermarkets and other local shops. The property offers generous living space with a kitchen/diner, three good size bedrooms with a master ensuite and family bathroom, a rear garden, driveway and garage.

On entering the property you are welcomed by the hallway which houses the stairs to the first floor along with leading into the lounge. The lounge is to the right of entering the property and benefits from being flooded in natural light with the multi aspect views. The lounge also boasts a feature place and is a perfect place for the family to enjoy time together. The kitchen has been modernly designed and is the heart of the property with an open plan style dining area, ideal for entertaining friends and family.

The first floor offers the three bedrooms, all of which are good size doubles. The master bedroom comprises of a built in wardrobe with sliding doors to maximise of the space, along with benefiting from its own ensuite. The family bathroom completes this floor.

Externally of the property is a single garage with driveway to the front. The rear garden has been beautifully designed to incorporate a patio area, raised flower beds and grass area.

## Ground Floor

### Entrance Hall

### Lounge

18' 2" x 10' 11" ( 5.54m x 3.33m )

Double glazed window to the front, access to garden to the rear.

### Kitchen / Diner

18' 2" x 14' 5" max ( 5.54m x 4.39m max )

Double glazed window to the front, access to garden, a range of wall and base units with rolled edge work surfaces, sink drainer, integrated oven and gas hob, under stair storage cupboard.

**First Floor**

**Landing**

Airing cupboard.

**Bedroom One**

12' 11" x 10' 11" ( 3.94m x 3.33m )  
Built in wardrobe.

**Ensuite**

**Bedroom Two**

10' 11" x 9' 6" ( 3.33m x 2.90m )  
Double glazed window to the side.

**Bedroom Three**

11' 2" x 8' 4" ( 3.40m x 2.54m )  
Double glazed window to the rear.

**Bathroom**

**Loft Space**

Boarded.

**Externally**

**Garage**

Electric door.

**Driveway**

**Rear Garden**

Multi level, artificial grass, flower beds.



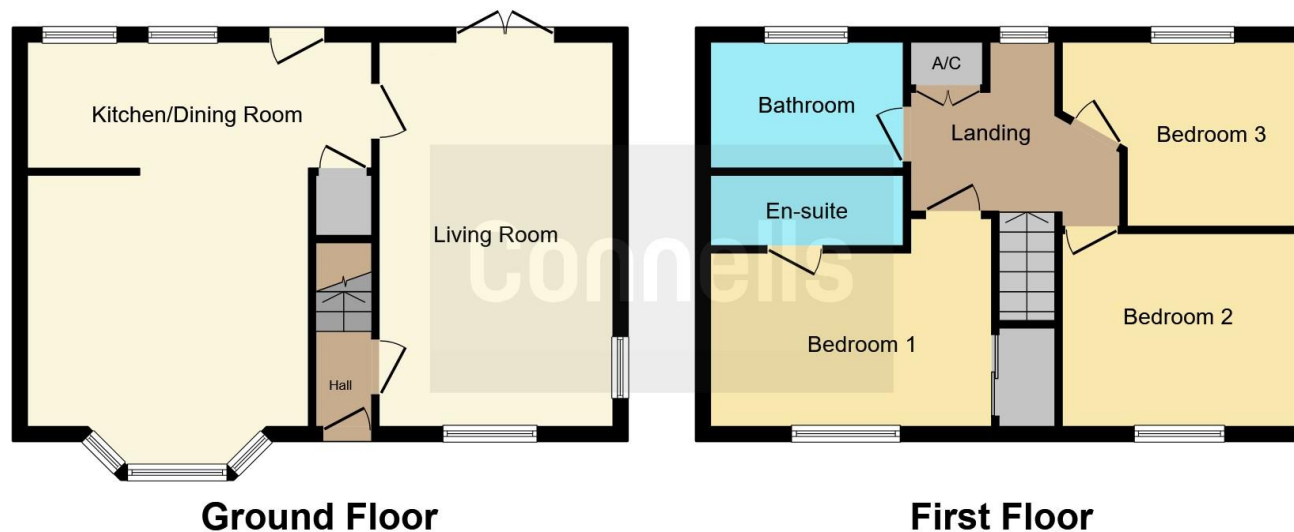












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EPC Rating: D Council Tax  
 Band: C

Tenure: Freehold

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