



**Larkwood Close, KETTERING NN16 9NQ**

**welcome to**

**Larkwood Close, KETTERING**

William H Brown welcome to the market this five bedroom extended detached family home situated on the highly desirable Brambleside development.



**Entrance Hall**

Hard flooring and radiator.

**Cloakroom**

WC and sink.

**Lounge**

15' 10" x 10' 4" ( 4.83m x 3.15m )

Window to front, radiator and carpet flooring.

**Reception Room Two**

15' 9" x 10' ( 4.80m x 3.05m )

Window to front, hard flooring and radiator.

**Kitchen**

26' 3" x 10' ( 8.00m x 3.05m )

Windows to front and rear, integrated double electric oven, eye and base level units, gas hob, kitchen hood, radiator, tiled flooring

**Utility Room**

9' 11" x 7' 2" ( 3.02m x 2.18m )

Window to rear, hard flooring and space for white goods.

**Back Room**

14' 3" x 7' 1" ( 4.34m x 2.16m )

Hard flooring and doors to the rear.

**Bedroom One**

14' 2" x 8' 11" ( 4.32m x 2.72m )

Carpeted flooring, window to front, radiator and built in wardrobe.

**En Suite**

Toilet, sink and radiator.

**Bedroom Two**

17' 2" x 8' 3" ( 5.23m x 2.51m )

Windows to the rear, carpet flooring and built in wardrobes.

**Bedroom Three**

13' 2" x 10' 6" ( 4.01m x 3.20m )

Window to the front, radiator and carpet flooring,

**Bedroom Four**

13' 8" x 8' ( 4.17m x 2.44m )

Window to front, carpeted flooring, radiator.

**Bedroom Five**

9' 2" x 8' 3" ( 2.79m x 2.51m )

Window to rear, hard flooring,

**Bathroom**

Bath with shower over, hard flooring, WC and sink.

**Outside**

Driveway parking for multiple vehicles,

**Rear Garden**

laid to lawn turf, timber fence surround and patio seating areas.



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## Larkwood Close, KETTERING

- Five bedrooms
- Extended
- Driveway
- Close to local amenities
- Desirable location

Tenure: Freehold EPC Rating: C

**£450,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
KTG111212 - 0002

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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