



Thornton Avenue, Kettering **Freehold** £269,500

**Pattison
Lane**

Key Features

 3  2  B  B

- Three Bedroom Semi Detached
- Driveway
- Downstairs WC
- En Suite to Master Bedroom
- Modern Kitchen / Dining Room

Discover this immaculately presented three-bedroom semi-detached home, nestled at the top of Thornton Avenue on the desirable Cranford Chase development in Barton Seagrave, this property offers ample space between neighbours and a private driveway.

Ideally suited for family living, this home is perfectly positioned on the edge of Kettering town, within walking distance of the tranquil open spaces of Wicksteed Park. Barton Seagrave boasts excellent local schools and offers superb transport links with easy access to the A14, A43, M1, and M6. Nearby amenities in Burton Latimer and Kettering town centre are just a stone's throw away, and for commuters, Kettering station provides train services to London, Leicester, and Nottingham in under an hour.



Step inside to a welcoming ground floor featuring a generous living room and a kitchen/diner with integrated appliances and doors opening onto the rear garden. This layout is perfect for entertaining and summer BBQs, and a convenient ground floor cloakroom and storage cupboards add to the practicality. Upstairs, you'll find three well-proportioned bedrooms, including a master with an en-suite shower room. The versatile third bedroom could easily serve as a home office or dressing room.

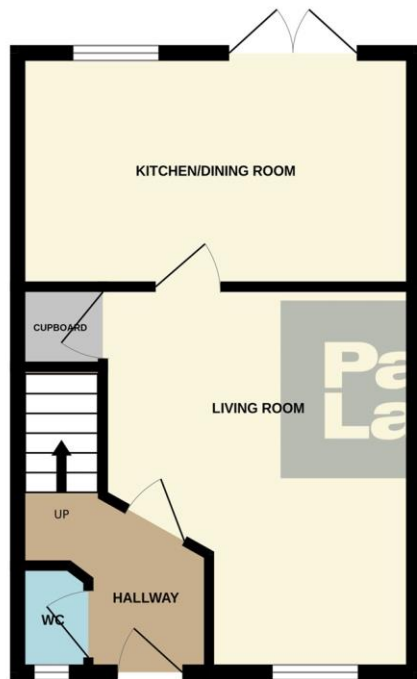
The well-maintained rear garden is a private oasis, boasting a patio area for alfresco dining, a secluded stone area with a shed, and a good-sized lawn. Fully fenced and wall-enclosed, it provides a secure haven for children and pets, and enjoys privacy without being directly overlooked. The driveway to the side offers parking for up to three cars, with a gated entrance providing convenient access to the garden.

For those who cherish both countryside charm and urban convenience, this home offers the best of both worlds. Enjoy country walks within five minutes of your doorstep, and all the amenities Kettering has to offer.

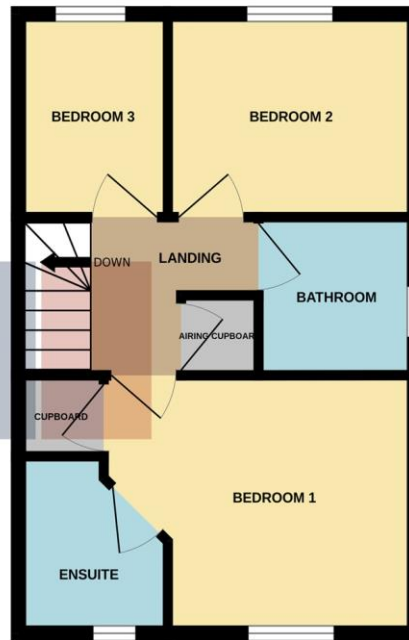
Viewings are highly advised to appreciate all this property has to offer!



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025

The accommodation comprises;

ENTRANCE HALL

CLOAKROOM

LIVING ROOM 12' narrowing 7'10 x 14'3 (3.65m narrowing to 2.38m x 4.34m)

KITCHEN / DINING ROOM 15'3 x 8'9 (4.64m x 2.66m)

FIRST FLOOR LANDING

BEDROOM ONE 9'5 narrowing to 9'7 x 9'5 (2.87m narrowing to 2.92m x 2.87m)

EN SUITE

BEDROOM TWO 7'7 x 9'2 (2.31m x 2.79m)

BEDROOM THREE 7'7 x 5'9 (2.31m x 1.75m)

BATHROOM

OUTSIDE

FRONT GARDEN

DRIVEWAY

REAR GARDEN

AGENTS NOTE:

Management Charge / Service Charge - £210.00
Buildings Insurance Premium

To view this property call Pattison Lane on:
01536 524425

Selling your property?

Contact us to arrange a **FREE** home valuation.

 01536 524425

 68-70 Gold Street, Kettering, Northamptonshire, NN16 8JB

 kettering@pattisonlane.co.uk

 www.pattisonlane.co.uk



 SCAN ME



 SCAN ME



Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: KPL206181 - 0001

