



Belton Road, Barton Seagrave Kettering **Freehold** £285,000

**Pattison
Lane**

Key Features



- Semi-Detached Three Storey Family Home
- Beautifully Presented Throughout
- Desirable Barton Seagrave Location
- Four Bedrooms
- En Suite & Dressing Area to Master

Exceptional Three-Storey Family Residence in Prized Barton Seagrave!

Discover the true meaning of flexible family living with this stunning four-bedroom semi-detached home, perfectly positioned in the highly desirable residential enclave of Barton Seagrave. Thoughtfully designed across three expansive floors, this property offers a brilliant combination of space, style, and superior functionality, making it an ideal long-term sanctuary!

Step into a bright and inviting Entrance Hall, complete with a handy Guest Cloakroom/WC and clever under-stairs storage, setting a tone of immediate practicality. The heart of the home lies in the elegant Kitchen, a beautifully appointed space featuring ample countertop area and sleek, modern units-perfect for both everyday meals and entertaining.

The spacious rear Living / Dining Room is a haven of



light and comfort, designed for relaxation and social gatherings. Double doors open directly onto the garden, seamlessly blending indoor living with outdoor enjoyment.

The first floor introduces three well-proportioned rooms that offer genuine flexibility. The comfortable Principal Bedroom is a restful retreat. Two further bedrooms on this level are highly adaptable, serving equally well as bright children's rooms, a dedicated home office, or guest accommodation. A contemporary, well-fitted Family Bathroom completes this floor.

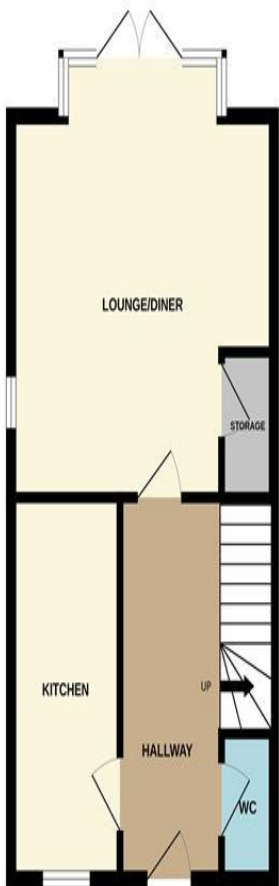
A standout feature is the spectacular second floor-a truly private and serene space. This generous top-floor suite boasts a substantial bedroom, a private En-Suite Bathroom, and invaluable walk-in storage. This secluded area is an absolute gem, ideal for use as a luxurious main bedroom, a private suite for older children, or a peaceful escape for guests.

Set within a sought-after community, this home ensures ultimate convenience. Enjoy easy access to reputable local schools, charming parks, essential shopping amenities, and excellent transport links. With its outstanding layout and generous proportions, this property is poised to grow with your family, offering room to breathe and adapt for many years to come. A perfect blend of contemporary style and practical living awaits!

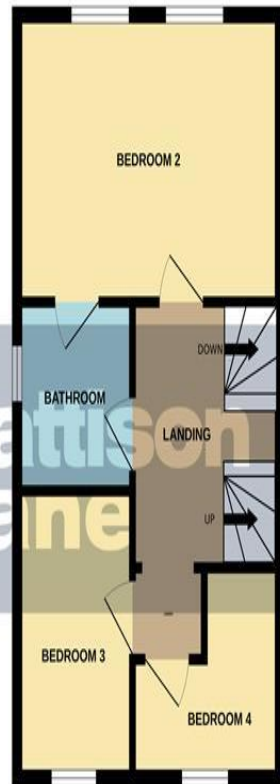
Viewings are highly advised to appreciate all this property has to offer!



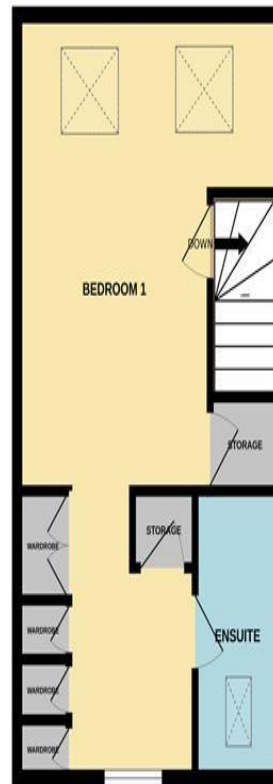
GROUND FLOOR



1ST FLOOR



2ND 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.
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HALLWAY

CLOAKROOM

KITCHEN 13'1 x 6'2 (3.98m x 1.87m)

LOUNGE / DINING ROOM 15'1 x 13'2 (4.59m x 4.01m)

FIRST FLOOR LANDING

BEDROOM TWO 15'1 x 9'7 (4.59m x 2.92m)

BEDROOM THREE 6'8 x 9'10 (2.03m x 2.99m)

BEDROOM FOUR 8'6 x 7'2 (2.59m x 2.18m)

BATHROOM 6'8 x 6'6 (2.03m x 1.98m)

SECOND FLOOR

BEDROOM ONE 28'5 x 9'2 (8.66m x 2.79m)

EN SUITE

OUTSIDE

FRONT GARDEN

DRIVEWAY

REAR GARDEN

To view this property call Pattison Lane on:
01536 524425

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