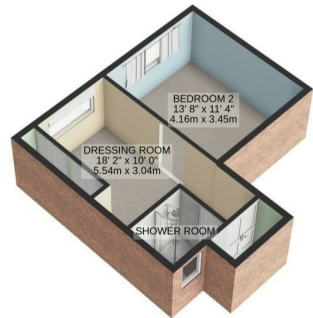
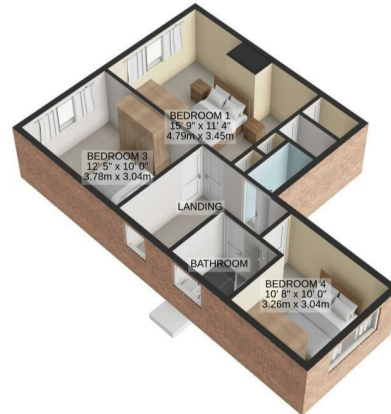


Ise Vale Avenue, Desborough NN14 2PU

2ND FLOOR
354 sq.ft. (32.9 sq.m.) approx.

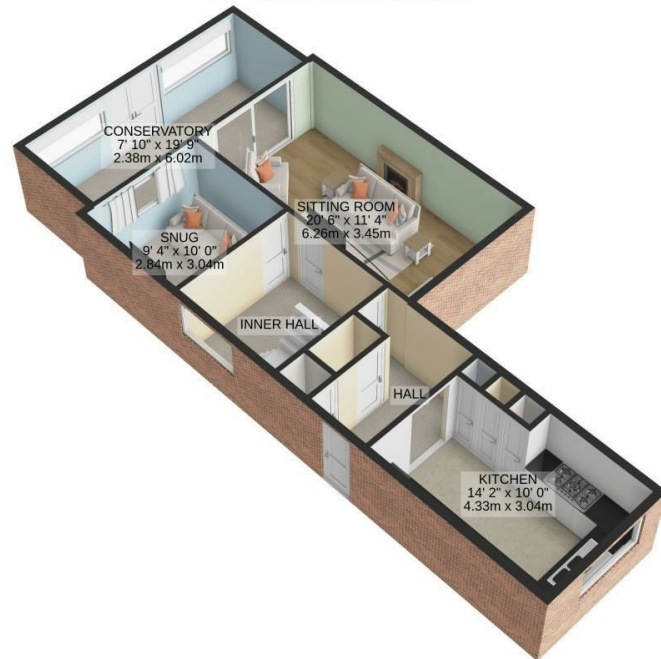


1ST FLOOR
558 sq.ft. (51.8 sq.m.) approx.



TOTAL FLOOR AREA : 1696 sq.ft. (157.5 sq.m.) approx.

GROUND FLOOR
784 sq.ft. (72.8 sq.m.) approx.



Ise Vale Avenue, Desborough NN14 2PU

- Four (Potentially 5) Bedroom
- Large South/Westerly aspect Rear Garden
- Well Presented
- Gas Central Heated
- Popular Location
- Must Be Seen
- Approx floor area 135 sq.m (1,450 sq.ft)

PRICE
£319,995
OFFERS IN EXCESS OF

We would like to point out that all measurements set out in these sales particulars are approximate and are for guidance only. We have not tested any apparatus, equipment, systems or services etc. And cannot confirm that they are in full or efficient working order or fit for their purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fittings, or any other fixtures not expressly included form any part of the property being offered for sale. While we endeavor to make our sale details accurate and reliable, if there is any point which is of particular importance to you, please, contact us and we will be pleased to confirm the position for you. Wide angled lens may have been used on all photography.



23 High Street, Rothwell
01536 418100
info@simonac.co.uk
simonac.co.uk



Nestled in the charming Ise Vale Avenue of Desborough, this semi-detached house is a true gem waiting to be discovered. Boasting three reception rooms and four (potentially five) bedrooms spread across three storeys, this property offers ample space for comfortable living.

The house features two bathrooms, ensuring convenience for the whole family. Off road parking is available.

One of the standout features of this property is its substantial size, with the potential for five bedrooms making it larger than your average home. The South Westerly aspect rear garden is a delightful addition.

The planned versatile accommodation of this house is truly something to behold, offering endless possibilities to make it your own. To truly grasp the full potential of this property, a viewing is highly recommended.

Don't miss out on the opportunity to own a piece of Desborough's charm and make this house your dream home.

Approx floor area 135 sq.m (1,450 sq.ft)

SIDE ENTRANCE DOOR

Via opaque leaded double glazed panelled door, having radiator, panelled door to boiler and cloaks cupboard, ceiling spotlights and doorway to refitted Kitchen and further panelled door to Reception Hall

KITCHEN

14'2" x 9'11" (4.33m x 3.04m)

Offering a comprehensive range of high gloss, soft close refitted high and base level cupboard units with drawer space and worktops having matching surrounds, one and half bowl single drainer sink unit with mixer tap, integrated full height fridge and separate freezer as well as washing machine, space for Aga style range gas cooker point with stainless steel hood, leaded double glazed window to front and further window to side, ceiling spot lights and door to Reception Hall

RECEPTION HALL

Having double glazed window to side, single panelled radiator, staircase raising to first floor landing and storage cupboard under, panelled door to Study Room and further door to Lounge/Sitting Room

LOUNGE/SITTING ROOM

20'6" x 11'3" (6.26m x 3.45m)

Having a fireplace, two radiators and sliding double glazed patio doors offering outlook and access to Conservatory and in turn rear garden

CONSERVATORY

7'9" x 19'9" (2.38m x 6.02m)

Predominately of brick and Upvc double glazed construction with double doors and windows offering outlook and access to rear garden, tiled floor

STUDY ROOM

9'3" x 9'11" (2.84m x 3.04m)

Having double glazed window to side and radiator

FIRST FLOOR LANDING

Having door to further stairway to Second Floor, double glazed window to side, Gallery style landing and panelled doors to Three Double Bedrooms and refitted Bathroom

BATHROOM

Comprising close coupled Wc, pedestal wash hand basin and pear shape

panelled bath with screen and shower over, full complimentary tiling to walls, heated towel rail/radiator and opaque double glazed window to side

DOUBLE BEDROOM TWO

15'8" x 11'3" (4.79m x 3.45m)

Having double glazed window to rear and single panelled radiator

DOUBLE BEDROOM THREE

12'4" x 9'11" (3.78m x 3.04m)

Having double glazed window to rear and single panelled radiator

DOUBLE BEDROOM FOUR

10'8" x 9'11" (3.26m x 3.04m)

Having leaded double glazed window to front and single panelled radiator

SECOND FLOOR

Leading to Master Bedroom

MASTER BEDROOM

13'7" x 11'3" (4.16m x 3.45m)

Having double glazed window to rear and heater, doorway to Bedroom Five, built in wardrobe and double cupboard, single panelled radiator, eaves storage, door to En-Suite Shower Room

BEDROOM FIVE

18'2" x 9'11" (5.54m x 3.04m)

Having double glazed window to rear

EN-SUITE

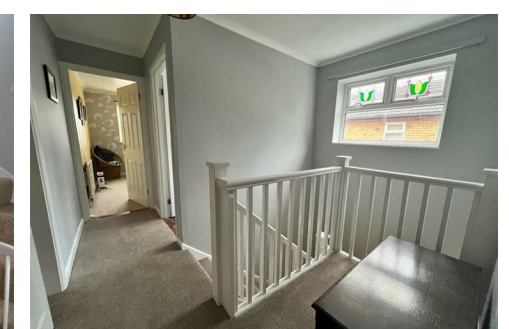
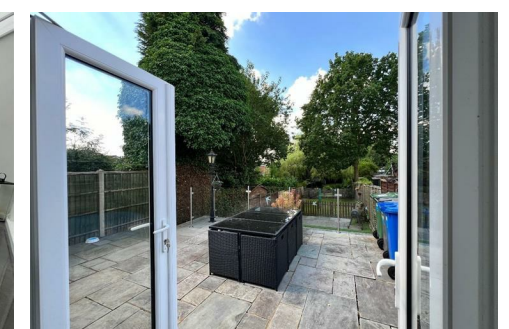
Comprising close coupled Wc, wash hand basin and shower cubicle all having tiling to walls, leaded double glazed to front. heated towel rail/radiator

OUTSIDE FRONT

The property enjoys the benefit off road parking for several vehicles with path leading to side gate and porch way and rear garden

OUTSIDE REAR

The rear garden is a particular feature to the property enjoying a Westerly aspect and extending in excess of 120 ft approximately having immediate flag stone patio stepping down to further hard standing and pathway passing lawn areas leading up to timber shed and brick built storage shed (potential studio) with double glazed window and door



call to view 01536 418100

