



32 RED KITE DRIVE
Oundle | Northamptonshire

Woodford & Co.
PROPERTY CONSULTANTS & AUCTIONEERS

32 RED KITE DRIVE | OUNDLE | PE8 4FG

A beautifully presented, detached house, with four bedrooms, landscaped garden, garage and parking, set within walking distance of the school and the town centre.

Hall | Living Room | Conservatory | Dining Kitchen | Utility | Guest WC

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Landing | Master Bedroom with Ensuite | Three Further Bedrooms | Family Bathroom

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Driveway | Garage | Private Garden



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12 Market Place, Oundle, PE8 4BQ

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The Property

Built by Kier Homes in 2016 this handsome property is situated at the end of a small cul de sac and is well-placed for access to the town centre. The house has been recently decorated and had various upgrades, creating a stylish and comfortable, energy efficient home.

The spacious accommodation is set over two floors. The front door opens to the generous entrance hall with guest WC and separate cloaks storage. Doors lead off from the hall both to the living room and kitchen diner.

The living room offers a dual aspect with a bay window to the front and bi fold doors opening onto the conservatory to the rear which enjoys views over the garden. The living room is finished with a stone feature fireplace with gas fire inset.

The Kitchen diner is superb space offering plenty of room for a large dining table, and benefits from a range of base and eye level gloss units with a range of integrated appliances including induction hob, double ovens, fridge/ freezer, and dishwasher. Leading directly from the kitchen there is a useful utility room with built in storage, sink, plumbing for washing machine and door opening onto the garden.

Upstairs there are four bedrooms with the principal bedroom boasting a stylish ensuite shower room and built-in storage. Bedroom two also benefits from a range of fitted furniture. The first-floor accommodation is completed with a well-presented, recently updated, three-piece family bathroom.

Outside, there is a driveway providing off road parking for two cars and leading to a single garage, with up and over door, power and light. A personnel door leads to the garden.

To the rear, the garden offers a good degree of privacy being partially walled with the remainder being enclosed by mature hedging. There is a large patio area ideal for entertaining, as well as two raised beds and an area of lawn. One can follow the sun throughout the day.

Location

This modern property on Red Kite Drive is within a short walk of Oundle Market Place. Oundle offers a good choice of family run shops and businesses, as well as a Waitrose supermarket. There are excellent range of sports clubs and facilities in the town as well as good schools both public and private.

Services	Council Tax	EPC	Tenure
All mains services connected Gas-fired central heating.	Band E	Band B	Freehold, with vacant possession

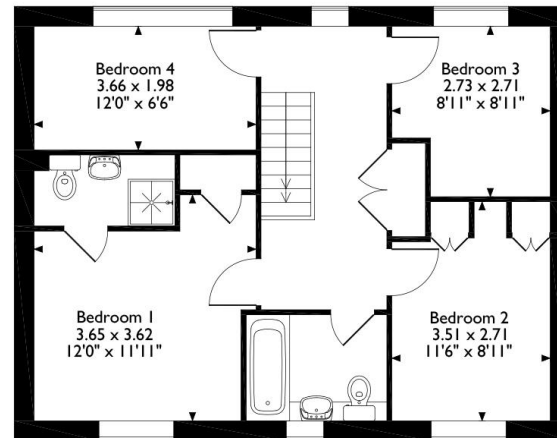
Viewings

A pleasure, but strictly by appointment. Please contact Woodford & Co on 01832 274732 info@woodfordandco.com

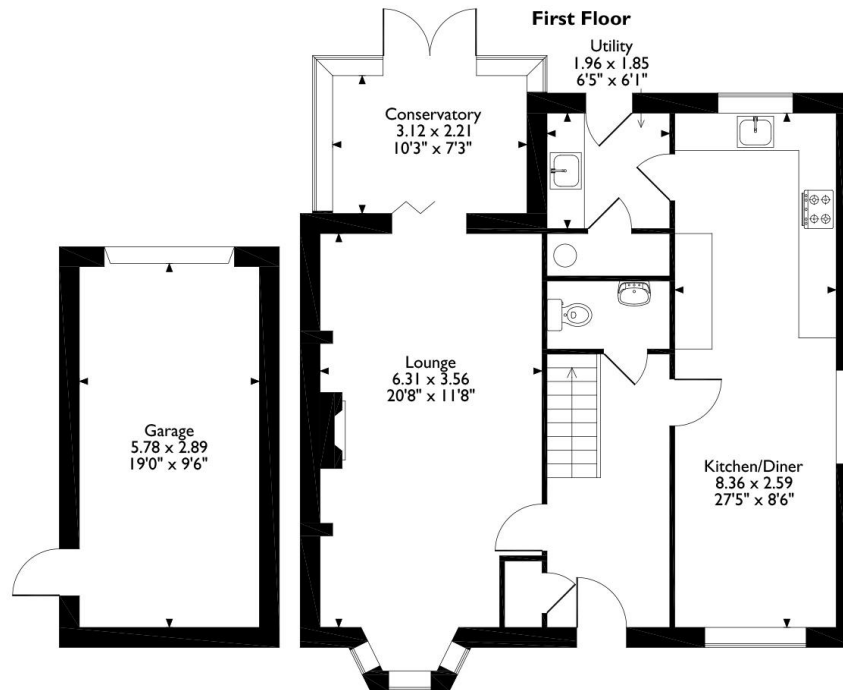








First Floor



Ground Floor

Total Approx Gross Internal Floor Area = 138 Sq/m - 1485 Sq/ft
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