



**HENDERSON
CONNELLAN**
ESTATE AGENTS

39 Windermere Drive, Corby

£399,950

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"A Pleasant Open Position"

Built by Persimmon Homes on a select development of purely detached homes, this property stands opposite an open green space and comes with a detached double garage. NO CHAIN. The accommodation is well presented with a smart interior and attractive rear garden. Internally the accommodation comprises an airy reception hall which features a Karndean floor which also extends through to the snug, office, and guest WC. Stairs rise to the first floor landing and there is an under stairs storage cupboard. This central hall leads to all the main ground floor rooms and above features a galleried landing, Stunning! The living room features French doors which open onto the rear garden. Once the dining room, now a snug, this beautifully decorated room is currently set up as a second lounge area. The home office/study is a good size with front views over the green space. The kitchen/breakfast room is fitted with a smart range of wall and base level units with work surfaces incorporating a sink with drainer and mixer tap with ceramic tiled wall surrounds. There is a range of built in and integrated appliances including a double eye line oven, gas hob with extractor hood and a dishwasher. There are French doors opening onto the rear garden and a ceramic tiled floor which extends through to the utility room. The utility room features a door to the side elevation. There is a range of units, plumbing for a washing machine and a wall mounted gas boiler.

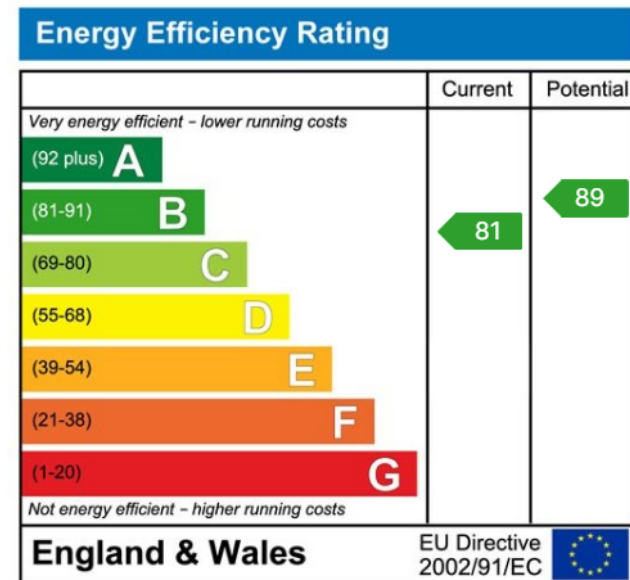
From the galleried landing there is a useful storage cupboard and loft access. The family bathroom includes a side panel bath, separate shower enclosure, WC, and a pedestal wash hand basin with ceramic tiled wall surrounds. There are four generous sized bedrooms with the main bedroom having two built in double wardrobes and a shower room en-suite. The property benefits from a gas fired central heating system and uPVC double glazed windows.

The plot is well maintained and attractively landscaped with a planted frontage. There is a double detached garage to the rear of the property which includes private parking on the driveway for two cars side by side. The rear garden is enclosed by timber panel fencing and offers an extensive paved patio as well as a gravel patio area. There is a neat lawn which is complemented by planted borders. Side gated access leads onto the driveway area.





- Kitchen/Breakfast Room - 15' 0" x 11' 8" (4.57m x 3.55m)
- Living Room - 15' 7" x 12' 0" (4.75m x 3.65m)
- Study - 11' 1" x 7' 10" (3.38m x 2.39m)
- Snug - 12' 11" x 9' 6" (3.93m x 2.89m)
- Bedroom 1 - 18' 5" x 11' 1" (max) (5.61m x 3.38m) (max)
- En-suite shower - 7' 11" x 6' 8" (2.41m x 2.03m)
- Bedroom 2 - 12' 3" x 9' 8" (3.73m x 2.94m)
- Bedroom 3 - 10' 6" x 9' 3" (3.20m x 2.82m)
- Bedroom 4 - 9' 9" x 7' 5" (2.97m x 2.26m)
- Bathroom - 8' 3" x 7' 6" (2.51m x 2.28m)



Disclaimer: These particulars do not form part of any offer or contract and should not be relied upon as statements or representations of fact. Any areas, measurements of distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.

10 Spencer Court, Corby, Northamptonshire, NN17 1NU

