

Patrick Road  
Corby  
NN18 9ND

£220,000

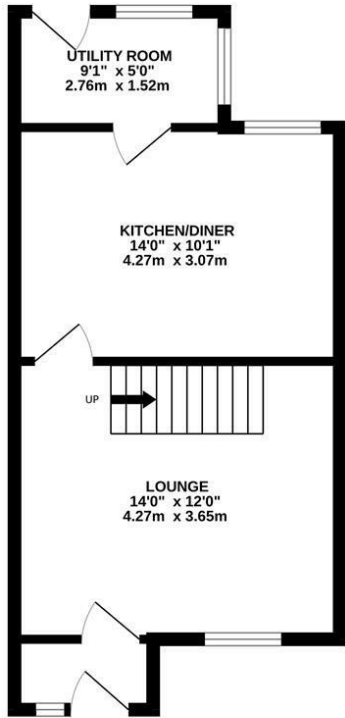


OSCAR JAMES

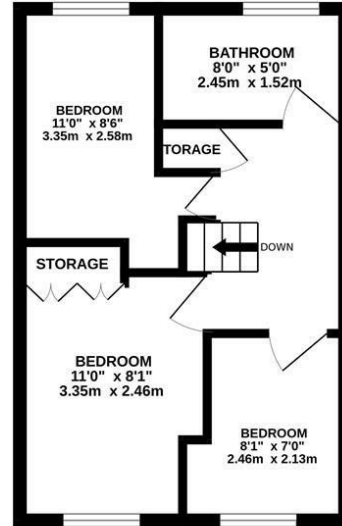
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# FLOOR PLANS

GROUND FLOOR  
373 sq.ft. (34.6 sq.m.) approx.



1ST FLOOR  
309 sq.ft. (28.7 sq.m.) approx.



TOTAL FLOOR AREA : 682 sq.ft. (63.3 sq.m.) approx.

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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## AT A GLANCE...



Large open plan lounge



Recently fitted modern kitchen



Three bedrooms



Family bathroom



Front and rear gardens



Garage.



## WHAT'S GREAT?

Perfect First Time Buy or Investment! Oscar James estate agents are delighted to offer to the market this wonderful 3-bedroom property, situated on Patrick Road in Corby it sits near y to many amenities and is fairly centrally located within the town.

The property would be a perfect first time buy, or investment purchase as it sits within a popular area. The property has been modernised, and improved by the current owners to create a well maintained, stylish home.

In brief, the property comprises of; entrance hall/porch leading in to the front living room, this rooms has been finished to a modern neutral spec. On from here on the ground floor is the kitchen/diner, this is a great space which has been modernised and provides ample storage with both base and eye level

units. Off to the rear there is also an additional utility space. To the first floor there is three bedrooms, with the master benefitting from built-n wardrobe space, as well as a modern family bathroom too.

Externally the property features both front and rear garden spaces, mainly laid to lawn, with back gated access as well as an outside store too.

Situated in a prime location, this property provides easy access to local amenities, schools, and parks, making it ideal for families or individuals alike. For further details or to arrange a viewing on this lovely property, get in touch with the team at Oscar James.

...expect excellence



# SELLER'S SECRET

A great first time home for us which, with additions to the family, we are now looking to upsize! The area is conveniently located nearby to many amenities which is always useful



*Why we like it....*

A wonderful first time purchase for any young professionals or some one wishing to start a family. Great Location and a great price too.

*To buy or not to buy....*

# OSCAR JAMES

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