



Hawfinch Green, Kettering **Freehold** £325,000

**Pattison
Lane**

Key Features

 5  2  C  F

- Five Bedroom Detached House
- Utility Room
- Downstairs WC
- Garage & Driveway
- En Suite to Master Bedroom

This imposing five-bedroom detached home is situated in a fantastic position on a sought after residential development and offered for sale in great order throughout. Viewing advised.



ENTRANCE HALL

Reached via main front door. Stairs rising to first floor landing. Storage cupboard.

LOUNGE / DINING ROOM (L shaped room) 18'5 max x 16'11 (5.61m x 5.15m)

Windows to front and side aspect. French style doors opening to the garden. Gas fire with surround.

KITCHEN / BREAKFAST ROOM 10'8 max x 12'8 (3.25m x 3.86m)

Fitted with a range of units to base and wall with contrasting work surfaces over and tiled splashback surrounds. Sink and drainer unit with mixer tap over. Integrated double oven. Inset hob with cooker hood over. Integrated fridge / freezer and dishwasher. Breakfast bar. Windows to front and side aspect.

UTILITY ROOM

Window and door to rear aspect. Door to WC. Work surface area. Space for and plumbing for washing machine.

FIRST FLOORLANDING

Stairs rising to second floor landing. Doors to bedrooms and bathroom.

BEDROOM ONE 14'1 max x 9'3 max plus wardrobe (4.29m x 2.81m)

Window to front aspect. Built in wardrobes. Door to en suite.

EN SUITE

Suite comprising a large shower enclosure, wash hand basin and WC.

BEDROOM FOUR 11' x 7'2 (3.35m x 2.18m)

Window overlooking the garden. Open to:



Ground Floor



First Floor



Second Floor



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

BEDROOM FIVE 8'2 max x 10'11 max (2.48m x 3.32m)
Window to front aspect.

BATHROOM

Suite comprising a panelled bath with shower screen and shower over, wash hand basin and WC. Frosted window to front aspect.

SECOND FLOOR LANDING

Doors to bedrooms. Storage cupboard.

BEDROOM TWO 11' max x 12'10 plus bay (3.35m x 3.91m)
Windows to front and rear aspect.

BEDROOM THREE 8'7 x 12'10 plus bay (2.61m x 3.91m)
Windows to front, rear and side aspect.

OUTSIDE

FRONT GARDEN

Open plan frontage with access to the main front door and overlooking a large green space.

REAR GARDEN

Beautifully presented enclosed garden with a paved patio, laid to lawn and planted areas with shrubs.

GARAGE & DRIVEWAY

To the rear of the property. Side gate access to the rear garden.

To view this property call Pattison Lane on:
01536 430527


Selling your property?



SCAN ME

Contact us to arrange a **FREE** home valuation.

 01536 430527

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