



Ironwood Avenue, Desborough **Freehold** £300,000 O.I.E.O.

**Pattison
Lane**

Key Features

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- Detached Family Home
- Four Bedrooms
- En Suite to Master Bedroom
- Two Reception Rooms
- Beautiful Kitchen/Breakfast Room

A substantial four bedroom detached home present in fantastic order throughout with highlights to include: separate reception rooms, beautiful kitchen/breakfast room, garage and paved driveway, en suite to master bedroom and downstairs cloakroom. Viewing highly advised.



ENTRANCE HALL

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

CLOAKROOM

Suite comprising low level WC and vanity mounted wash hand basin. Towel rail style radiator. Window to front aspect.

LIVING ROOM 10' x 15'10 (3.04m x 4.82m)

Dual aspect with window to front and French doors giving access to rear garden. Fireplace with inset fire. Radiator.

SECOND LOUNGE/DINING ROOM 10'9 x 9'3 (3.27m x 2.81m)

Windows to front and side aspect. Radiator.

KITCHEN/BREAKFAST ROOM 16'4 x 13'2 (4.97m x 4.01m)

Fitted modern units to base and wall with work surfaces and central island breakfast bar. Fitted oven and microwave. Gas hob with chimney style cooker hood over. Space for American style fridge/freezer. Stainless steel sink unit with mixer tap over. Integrated dishwasher. Plumbing and space for automatic washing machine. Windows to side and rear with French doors opening to garden. Under stairs storage cupboard.

FIRST FLOOR

Window to rear aspect.

BEDROOM ONE 15'11 x 8'4 (4.85m x 2.54m)

Window to rear and side aspect. Radiator.

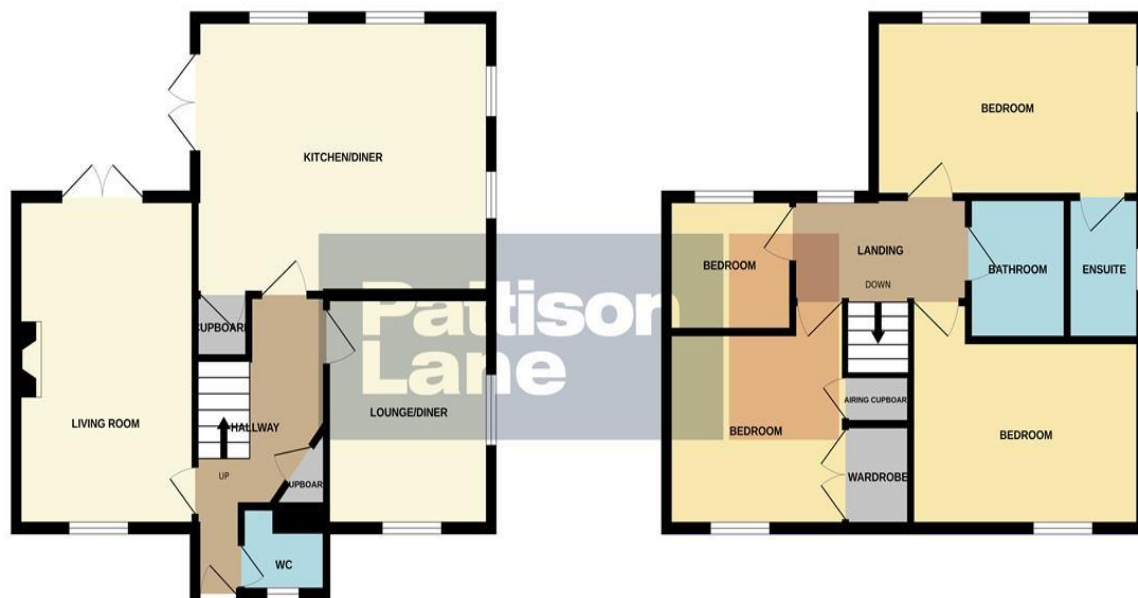
EN SUITE

Comprising shower enclosure, vanity mounted wash hand basin and low level WC. Window to side aspect. Towel rail style radiator.



GROUND FLOOR

1ST FLOOR



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BEDROOM TWO 13' x 8'10 (3.96m x 2.69m)
Window to front aspect. Radiator.

BEDROOM THREE 10'1 x 9'2 (3.07m x 2.79m)
Window to front aspect. Built in wardrobe. Airing cupboard. Radiator.

BEDROOM FOUR 6'4 x 7'1 (1.93m x 2.15m)
Window to rear aspect. Radiator.

BATHROOM

Suite comprising panel bath with mixer tap shower attachment, vanity mounted wash hand basin and low level WC. Complementary tiling. Extractor.

OUTSIDE

FRONT

Laid to decorative paving with flowers and shrubs. Access to front door.

GARAGE

Up and over door to front.

REAR GARDEN

Enclosed by fencing and walling with decorative patio area, the majority of the garden is laid to lawn with raised flower and shrub borders. Space for greenhouse and shed.

To view this property call Pattison Lane on:
01536 430527

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 01536 430527

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