

Pattison Lane

Key Features



- Two Bedroom Semi Detached Home
- Refitted Kitchen
- Refitted Bathroom
- Larger Than Average Gardens
- Off Road Parking

Presented in fantastic order throughout is this two bedroom semi-detached home which has been considerably modernised by the current owners. Benefits to include off road parking, a larger than average front and rear gardens, a utility room and separate reception rooms. Viewing advised.







ENTRANCE HALL

Reached via main front door. Stairs rising to first floor landing. Window to front aspect.

LOUNGE 11'6 x 12' max (3.50m x 3.65m) Window to rear aspect.

KITCHEN / BREAKFAST ROOM 12'10 max x 8'4 max (3.91m x 2.54m)

Refitted with a range of modern units to base and wall with contrasting work surfaces over and tiled splashback surrounds. Stainless steel sink and drainer unit with mixer tap over. Integrated electric oven. Inset hob with cooker hood over. Ceramic tiled flooring. Window to front aspect. Door to utility room. Open to:

DINING ROOM 9'7 x 8'4 (2.91m x 2.54m) Window to rear aspect. Ceramic tiled flooring.

UTILITY ROOM

Door to front aspect. Window to front aspect. Plumbing and space for washing machine.

FIRST FLOOR LANDING

Doors to bedrooms and bathroom. Window to front aspect. Storage cupboard.

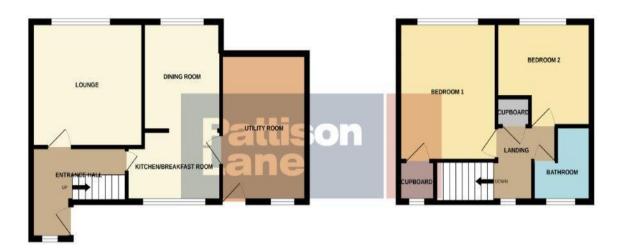
BEDROOM ONE

Window to rear aspect. Storage cupboard.





GROUND FLOOR 1ST FLOOR



Whist every attempt has been made to estude the accuracy of the Boopten contained here, measurement of exocs, windows, rooms and any other beens are approximate and to responsibility is taken for any error, prospective purchaset. The services, systems and applicances shown have not been tested and no guarantee as to their operatory or efficiency can be given.

Assee with Merchippe capital.

BEDROOM TWO Window to rear aspect.

BATHROOM

Fully tiled modern suite comprising a panelled bath with shower screen and shower over, wash hand basin and low level WC. Frosted window to front aspect. Heated chrome towel radiator. Extractor fan.

OUTSDIE

FRONT GARDEN & DRIVEWAY Frontage which is mainly laid to lawn with off road parking.

REAR GARDEN

A larger than average enclosed rear garden which is mainly laid to lawn with established tree and shrubs.

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
- 42 Station Road, Desborough, KETTERING, Northamptonshire, NN14 2RL
- desborough@pattisonlane.co.uk
- www.pattisonlane.co.uk





SCAN ME



Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: DPL100977 - 0003



