



Church View Road, Desborough **Freehold** £425,000 O.I.E.O.

**Pattison  
Lane**



# Key Features



- Four Bedroom Detached Home
- Garage & Driveway
- Generous Size Rear Garden
- Downstairs Bathroom & Upstairs Shower Room
- Two Reception Rooms

Nestled on a sprawling plot, 27 Church View Road is an extraordinary four-bedroom detached home boasting approximately 1,900 square feet of captivating "Tardis-like accommodation." This remarkable residence offers unparalleled flexibility, seamlessly adapting to your unique lifestyle needs.

## Versatility Redefined

Experience the convenience of ground floor living with two generously sized bedrooms and a well-appointed bathroom situated on the first level. These versatile spaces can effortlessly transform into home offices, guest suites, or private retreats, providing endless possibilities for your family's evolving needs.





### A Symphony of Space

Beyond the exceptional ground floor layout, this home features:

- \* Grand Reception Rooms: Entertain with ease in elegantly proportioned reception rooms designed for both intimate gatherings and grand celebrations.
- \* Spacious Kitchen / Breakfast Room: A culinary enthusiast's dream, offering ample space for cooking, dining, and entertaining.
- \* Impressive Entrance Hall: A welcoming and grand entrance that sets the stage for the luxurious living spaces within.

### Outdoor Oasis

Step outside to discover a truly magnificent rear garden offering a serene escape from the everyday.

### Unleash Your Potential

With its generous plot size and "Tardis-like accommodation," 27 Church View Road presents a unique opportunity to create a home that perfectly reflects your individual style and aspirations.

The accommodation comprises of;  
**ENTRANCE PORCH**

**HALLWAY** 11'3 narrowing to 3'5 x 12'9 max (3.42m narrowing to 1.04m x 3.88m)

**DINING ROOM** 12'5 x 15'3 (3.78m x 4.64m)

**LOUNGE** 14'6 max x 16'9 (4.41m x 5.10m)

**BREAKFAST ROOM** 11'2 max x 9'11 (3.40m x 3.02m)



GROUND FLOOR  
1422 sq.ft. (132.1 sq.m.) approx.

1ST FLOOR  
510 sq.ft. (47.4 sq.m.) approx.



TOTAL FLOOR AREA: 1932 sq.ft. (179.5 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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KITCHEN 16'8 x 9' (5.08m x 2.74m)

BEDROOM 12'4 x 10'11 (3.75m x 3.32m)

BEDROOM 9'11 x 12'5 (3.02m x 3.78m)

BATHROOM 8'11 x 7'4 (2.71m x 2.23m)

FIRST FLOOR LANDING

BEDROOM 14' x 13' max into wardrobe (4.26m x 3.96m)

BEDROOM 13' max into wardrobe x 14'11 (3.96m x 4.54m)

SHOWER ROOM 7'3 x 5' (2.20m x 1.52m)

OUTSIDE

FRONT GARDEN

GARAGE & DRIVEWAY

REAR GARDEN


To view this property call Pattison Lane on:  
**01536 430527**



# Selling your property?

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

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