



The Limes, Thrapston Kettering  
**£695,000** **Freehold**

**Sharman  
Quinney**



# Key Features



- The property is located on an exclusive and private road within Thrapston
- A well-appointed property with a 27ft x 10ft dining/conservatory
- An extensive, established and well-maintained rear garden with large entertaining patio area
- En-suites with walk in wardrobes to master bedroom, guest bedroom with en-suite built in wardrobes to all rooms
- 21ft x 16ft Kitchen with integrated dishwasher, fridge/freezer and granite worktops

The market town of Thrapston has a lively High Street with a number of a local shops, pubs, butchers coffee shop and amenities to include doctors and dentists. On the doorstep are lovely countryside walks, cycle paths that take you around the nature reserve with paths to Stanwick Lakes, which in turn lead to Rushden Lakes - where you will find a complex of shops, restaurants, and cinema. Transport and commuting links are excellent to Thrapston, with the A14/A1 road links just minutes away, mainline





stations located in nearby towns of Huntingdon, Wellingborough & Kettering, which can reach our capital in just under the hour.

William House is a well-appointed family home, with spacious accommodation laid over the two floors, to the ground floor you will find a welcoming entrance hall, guest cloaks w/c, lounge, dining room which adjoins to a conservatory. A 21ft x 16ft kitchen/breakfast room which overlooks the beautiful landscaped gardens, also to the ground floor is the utility room with courtesy door to double garage. To the first floor a spacious landing with doors leading to four double bedrooms and a family bathroom. The master bedroom benefits from a dressing area with built in wardrobes, door to en-suite shower room, the guest room also benefits from an en-suite and walk in wardrobes. Two further double bedrooms and family bathroom. A notable feature to the property is the larger than average plot, which is well established boasting an entertaining patio area, vast lawn areas all shaped with an abundance of mature shrubs, bushes to borders. The garden enjoys a sunny aspect with a good degree of privacy. To the front a driveway leading to a double garage with electric roller door, the garage is equipped power and lighting. This is truly a fabulous family home that should be viewed to fully appreciate the setting and the plot.





**Ground Floor**



**First Floor**

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## Ground Floor

Lounge - 13' 4" x 19' (4.10m x 5.81m)

Dining/conservatory - 27' 3" x 10' 4" (8.33 x 3.20m)

Kitchen/Breakfast room - 21' 1" x 16' 1" (6.44m x 4.91m)

Utility - 6' 8" x 8' 10" (2.10x x 2.47m)

Guest Cloaks W/C

## First Floor

Bedroom One - 15' 5" x 17' 3" (4.75m x 5.30m)  
door to

En-Suite shower room

Bedroom Two - 14' 5" x 11' 6" (4.43m max x 3.54m)

Bedroom Three - 12' 6" x 9' 8" (3.85m x 3.00m)

Bedroom Four - 8' 4" x 12' 1" (2.58m x 3.70m)

Family Bathroom - Three-piece suite

## Outside

### Front

A block paved driveway providing off road parking for a number of vehicles in turn leading to a double garage, some mature hedging to front. The double garage has an electric roller up and over door, garage complete with power and lighting.

### Rear

A notable feature to the property is the mature

To view this property call Sharman Quinney on:  
**01832 735589**



# Selling your property?

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

 01832 735589

 16 High Street, THRAPSTON, Northamptonshire,  
NN14 4JH

 thrapston@sharmanquinney.co.uk

 [www.sharmanquinney.co.uk](http://www.sharmanquinney.co.uk)



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