



High Street, Woodford Kettering
£260,000 Freehold

**Sharman
Quinney**

Key Features



- Extended two storey spacious home - Off road parking
- Kitchen / Dining space
- 3 Double Bedrooms - Master bedroom with Ensuite
- No onward Chain - Opportunity to update and add value
- Generous Garden plot with driveway (shared access) and multiple parking space

Briefly comprising a spacious and recently carpeted entrance hall and staircase with a spacious cupboard below, with doors leading to Kitchen/ Dining Room with bay fronted window. The open-plan connecting kitchen has side window and door to the driveway. The impressively proportioned garden facing reception room has dual aspect with window to the side and large double glazed sliding doors to the immediate patio element of the garden.

To the first floor the master bedroom features bespoke fitted wardrobes has a dedicated 3-piece ensuite with oversize shower enclosure. The landing offers two fitted storage cupboards, two further double bedrooms and a family bathroom.



The landscaped garden is split in two elements with the sweeping driveway which has a shared vehicular access to the property next door and its own dedicated parking area for multiple vehicles, between the patio paving area and the second element of the rear garden, which extends considerably to a mature lawn with trees and shrubs. This garden element is highly private, fully enclosed by timber fencing. The garden features a greenhouse, timber store shed and side access to the front access.

Reception Hall 6.4m x 1.5m (20'0" x 4'9").

Kitchen/
3.0m x 3.0m (9'8" x 9'8").

Dining Room
3.10m x 3.00m (10'2" x 9'10").

Lounge/ Sitting Room
5.50m x 5.00m (18'1" x 16'5").

Bedroom 1
5.00m x 3.00m (16'5" x 9'10").
En-suite 3.10m 2.00m (11'6" x 10'2").

Bedroom 2
3.50m x 3.10m (11'6" x 10'2").

Bedroom 3
3.10m x 2.90m (10'2" x 9'5").

Bathroom - Three Piece Suite





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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 16 High Street, THRAPSTON, Northamptonshire,
NN14 4JH

 thrapston@sharmanquinney.co.uk

 www.sharmanquinney.co.uk



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