



**HENDERSON  
CONNELLAN**  
ESTATE AGENTS

# Field Street, Kettering

"A Floorplan For Every Occasion"

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## "A Floorplan For Every Occasion"

This deceptively large, three storey townhouse offers a deceptively large interior perfect for family living. The location is ultra convenient with the town centre only moments away. The well presented accommodation benefits from gas central heating and mostly UPVC double glazed windows to include an entrance hall, Living room with bay window and feature fireplace, an impressive dining/family room which flows to a generous L-shaped kitchen with integrated oven and hob as well as an adjoining utility room and guest cloakroom. Upstairs three bedrooms are arranged over two floors, two to the first floor with principal bathroom and a further double bedroom to the second floor complete with en suite. Outside there is a walled fore garden and a well kept, easy care rear garden. Room for everyone.

### Living Room

3.56m x 3.15m (11'8 x 10'4)

### Dining Room

4.22m x 3.28m (13'10 x 10'9)

### Kitchen

3.73m x 3.71m (12'3 x 12'2)

### Utility

1.63m x 1.60m (5'4 x 5'3)

### WC

1.37m x 0.91m (4'6 x 3')

### Bedroom One

4.24m x 3.61m (13'11 x 11'10)

### Bedroom Two

5.21m x 3.12m (17'1 x 10'3)

### Bathroom

4.14m x 1.70m (13'7 x 5'7)

### Bedroom Three

5.16m x 4.14m ( 16'11 x 13'7)

### Shower Room

2.13m x 1.83m (7' x 6')



- Terraced Townhouse
- Three bedrooms
- Bathroom and Shower Room
- Two Reception Rooms
- Utility Room
- COUNCIL TAX: B
- EPC RATING: C



Total area: approx. 117.9 sq. metres (1269.5 sq. feet)



Disclaimer: These particulars do not form part of any offer or contract and should not be relied upon as statements or representations of fact. Any areas, measurements of distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.

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