



**HENDERSON
CONNELLAN**
ESTATE AGENTS

Paradise Lane, Kettering NN15
"Village Life in an Urban Setting"

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"Village Life in an Urban Setting"

This exceptional, extended double bay fronted semi detached home is discreetly positioned in this exclusive enclave a moments' walk from Wicksteed Park with lovely walks virtually on your doorstep yet the town centre, Restaurant/Cultural Quarter, mainline railway station and a wealth of amenities are within easy reach.

The stylish interior is deceptively large with an entrance hall with attractive black and white alternate tiled flooring, guest cloakroom/shower room, living room with bay window and feature fireplace with working fire flowing to the dining room and onto a versatile snug. The extensive kitchen/dining/family room has created a fabulous social space with central island, granite worksurfaces flowing to the dining/family room overlooking the garden, there is also a separate utility room. Upstairs there are three bedrooms, two of which are double sized and a stunning principal bathroom with separate shower enclosure. The gardens are wonderful with parking for two cars, secluded front garden with mature plantings and seating areas as well as a well kept established rear garden both offering scope for further parking if desired.

Living Room - 7.67m x 3.38m (25'2" x 11'1")

Kitchen/Dining/Family Room - 8.25m x 4.6m (27'1" x 15'1")

Snug/Study - 3.38m x 2.49m (11'1" x 8'2")

Utility Room - 2.06m x 1.93m (6'9" x 6'4")

Shower Room - 2.06m x 1.7m (6'9" x 5'7")

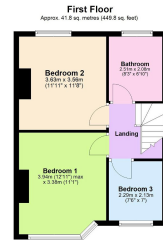
Bedroom 1 - 3.94m x 3.38m (12'11" x 11'1")

Bedroom 2 - 3.63m x 3.56m (11'11" x 11'8")

Bedroom 3 - 2.29m x 2.13m (7'6" x 7'0")

Bathroom - 2.51m x 2.08m (8'3" x 6'10")





Total area: approx. 135.3 sq. metres (1456.8 sq. feet)

- Semi Detached House
- Three Bedrooms
- Three Reception Rooms
- GuestCloak/Shower Room
- Two Bathrooms
- Parking For Two Cars
- Council Tax: C
- EPC Rating: Pending



15-16 Market Place, Kettering,
Northamptonshire, NN16 0AJ

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.

