



**HENDERSON
CONNELLAN**
ESTATE AGENTS

Northampton Road, Broughton NN14
"Traditional Values In A Modern World"

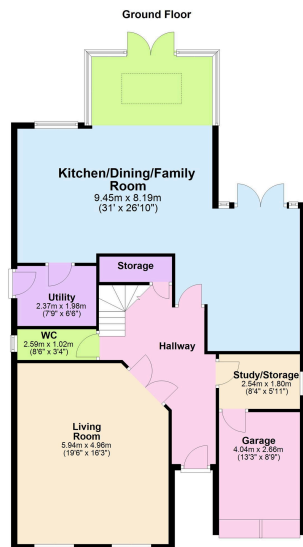
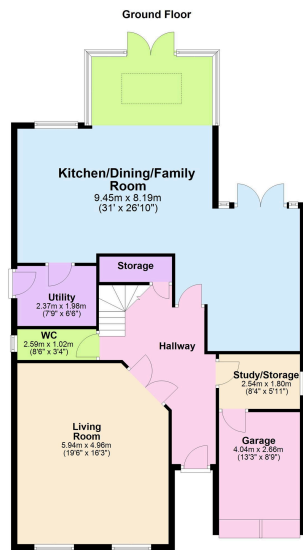
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"Traditional Values in a Modern World"

This substantial, individually designed detached home combines the traditional feel of large rooms and a generous plot fused with modern design and efficiency. The high specification interior features a generous reception hall leading to a guest cloakroom, palatial living room and a sprawling free flowing kitchen/dining/family room, a wonderful social space with granite worksurfaces and central island, an impressive glazed bay with roof lantern floods the room with light as well as providing lovely views over the garden backing on to fields. Upstairs the landing leads to a principal bathroom with roll top bath and shower enclosure, the four significant double bedrooms all have access to an ensuite, the principal and guest bedroom with dressing rooms. Gas central heating, UPVC double glazing and security alarm system compliment the interior. Outside, set behind established hedging a large private block paved driveway provides parking for four/five cars leading to a single garage, the lovely rear garden has been lovingly landscaped with patio seating areas, meandering pathways, colourful plantings and manicured lawns, to the head of the garden is a secret kitchen garden and a brick built garden room with three separate rooms, ideal for storage, working from home or a games room. Broughton has a pub, shop, takeaway, picturesque Church and fine rural walks, convenient access to Kettering, Wellingborough, Northampton and their respective railway lines makes for ultra convenient travel.





- Detached Residence
- Gas Central Heating, UPVC Double Glazing and Security Alarm System
- Substantial, designer free flowing Kitchen/Dining/Family Room
- Palatial Living Room
- Principal Bathroom with roll top bath and separate shower room
- Four Double sized bedrooms, the principal and guest with dressing room and en suite
- Block paved driveway to single garage
- Lovely Gardens with with brick built garden room ideal for home working.
- EPC RATING: PENDING
- Council Tax: G



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.

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

