



**HENDERSON
CONNELLAN**
ESTATE AGENTS

10 Northampton Road, Orlingbury

"Rural Seclusion"

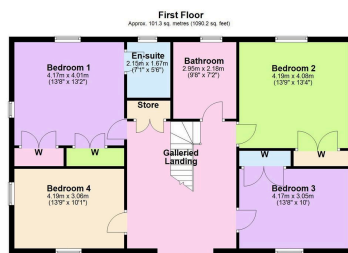
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"Rural Seclusion"

This substantial, individually designed detached home occupies a significant plot, discreetly positioned in the heart of this desirable village with wonderful far reaching views to pretty much every angle. With wrap-around gardens which are beautifully kept, the Church spire provides an impressive distant back drop, the private driveway extends through double electric gates with plenty of parking and access to an oversized double garage with electric door and EV charger. Relaxing at home is easy with a fabulous indoor heated swimming pool with adjoining leisure room which would also be ideal for home working. The stylish interior includes a generous reception hall with wood effect flooring in a herring bone design, the guest cloakroom has been refitted, the palatial living room has an elegant fireplace and the Dining Room/Snug is versatile. The sprawling kitchen/dining/family room is the perfect social space with integrated oven and hob with granite worksurfaces opening to the dining area which flows to the family room, with views over the gardens and pool. Upstairs the galleried landing is complimented by an Oak balustrade, the perfect vantage point from which to admire the view, the bathroom has been recently upgraded along with the ensuite and the main bedroom, all four bedrooms are double sized. Orlingbury has lovely rural walks, a respected pub and thriving café, Whythmails, the perfect place to reward a long walk, Kettering and Wellingborough are both within easy reach connecting their respective railway lines, with St Pancras International in under an hour. A very impressive home in a lovely setting – a rare find indeed.





- Private driveway, double garaging and wonderful views.
- Designer Bathroom with separate shower enclosure
- Living Room with elegant fireplace , separate formal dining room / Snug.
- Substantial, versatile interior.
- Wonderful wrap around gardens with Swimming pool and Gym/ Games Room
- Four Double Bedrooms with designer en suite to principal bedroom
- Free flowing Kitchen/Dining/Family Room
- Council Tax: G
- 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.

