



**HENDERSON
CONNELLAN**
ESTATE AGENTS

Main Street, Loddington NN14

"Escape to the Country"

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"Escape to the Country"

This quite exceptional Grade II listed cottage is nestled on the periphery of this most desirable of villages, enjoying distant views of rolling countryside. Loddington offers a picturesque Church, thriving cricket club and some very fine rural walks. The deceptively large wraparound gardens are beautiful, with mature trees, a private driveway and single garage. The cottage is brimming with character to include exposed wall and ceiling beams, Oak ledge and brace doors to the first floor and period styled radiators. The entrance vestibule flows to a generous dining room with inglenook fireplace, the bespoke kitchen is stunning, made by Wychwood complete with integrated Smeg oven and solid granite worksurfaces. A rear porch has base units offering useful storage whilst the living room has oak flooring and wood burner. Upstairs there are two generous bedrooms the main bedroom with built in wardrobes and a principal bathroom. An exceptional cottage in a very fine setting!

Living Room - 4.32m x 3.35m (14'2" x 11'0")

Dining Room - 4.5m x 4.22m (14'9" x 13'10")

Kitchen - 3.84m x 2.08m (12'7" x 6'10")

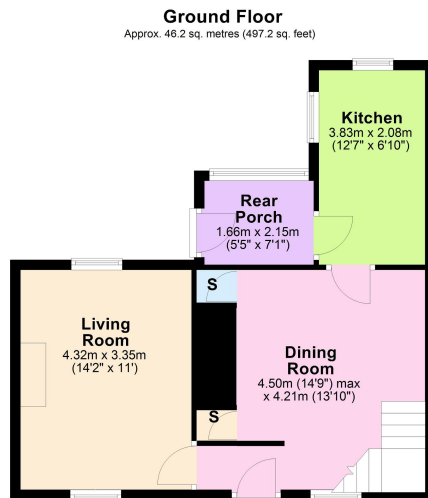
Rear Porch - 2.16m x 1.65m (7'1" x 5'5")

Bedroom 1 - 4.47m x 3.3m (14'8" x 10'10")

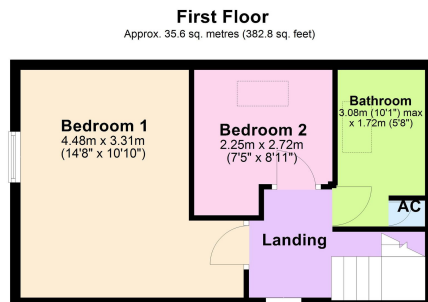
Bedroom2 - 2.72m x 2.26m (8'11" x 7'5")

Bathroom - 3.07m x 1.73m (10'1" x 5'8")





Total area: approx. 81.8 sq. metres (880.0 sq. feet)



- Charming, Grade II listed Cottage
- Stunning bespoke Kitchen with granite worksurfaces
- Living Room with Woodburner
- Dining/Family Room also with woodburner
- Two Bedrooms
- Lovely wrap around gardens with driveway and garage
- EPC RATING: EXEMPT
- COUNCIL TAX: D



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.

