



Severn Way, Kettering **Freehold** £245,000

**Pattison
Lane**

Key Features

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- Semi-Detached Bungalow
- Two Good Sized Bedrooms
- Single Garage with Off Road Parking
- Shower Room
- Conservatory

Situated on an impressive corner plot within a highly regarded area, this well-maintained semi-detached bungalow offers a perfect blend of space, comfort, and convenience.

Ideally located for those seeking easy access to the town centre, local amenities, frequent bus links, and exceptional road links for easy commute.

Welcomed via the entrance hall, this is a practical and welcoming space, ideal for coat and shoe storage, providing a neat transition into the main home. The living / dining room is a bright and airy social heart of the home, featuring an elegant electric fireplace and ample dimensions to accommodate both a full lounge suite and a formal dining table.



The Kitchen is fitted with a range of classic shaker-style cabinetry, the kitchen boasts integrated appliances including an oven, and four-ring gas hob. Finished with a monobloc tap and stainless-steel sink, with dedicated plumbing for a washing machine.

An excellent extension of the living space is the conservatory, offering panoramic views of the garden and direct access via double doors-perfect for morning coffee or a quiet reading nook.

Two well-proportioned double bedrooms, both offering generous floor space for wardrobes and additional furniture. And a modern shower rooms featuring a crisp white suite comprising a low-level WC, pedestal wash hand basin, and a sleek glass-enclosed shower cubicle.

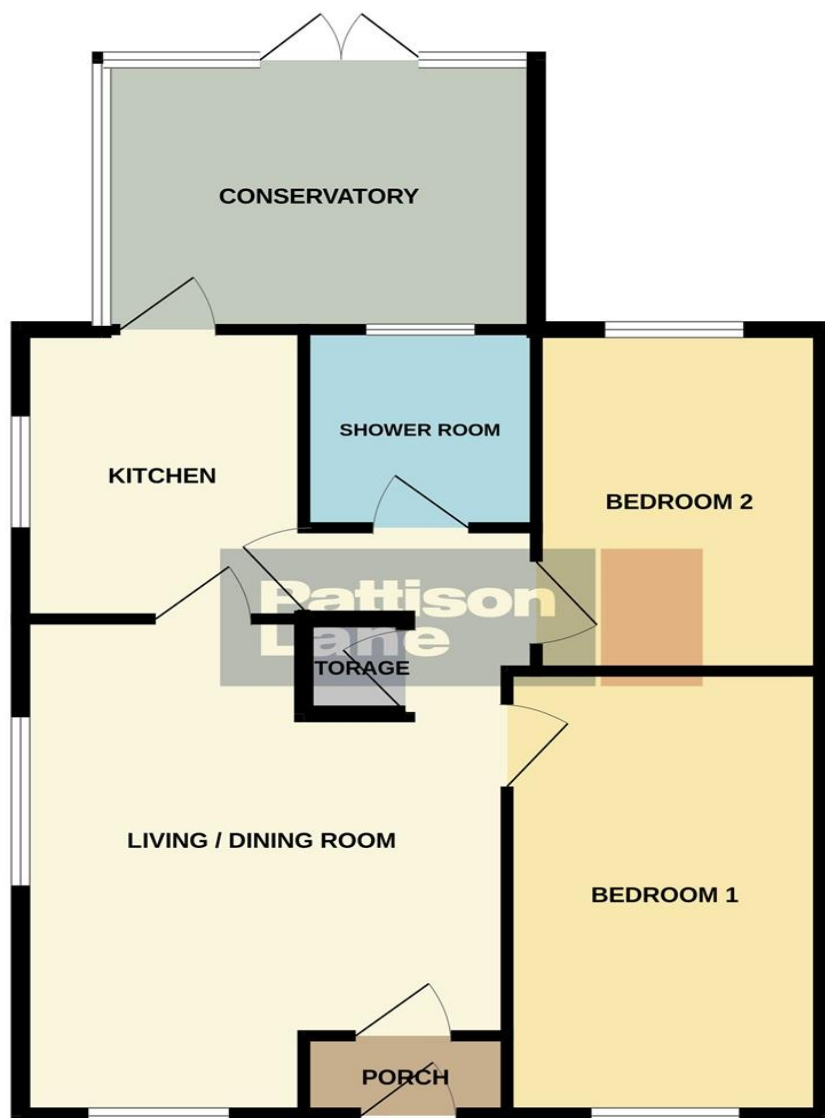
The property sits amidst private wrap-around gardens designed for effortless maintenance. A manicured lawn and a stylish resin pathway lead to the front entrance, while the rear features a matching resin patio area-ideal for alfresco dining.

For parking and storage, a private driveway provides off-road parking and leads to a single detached garage.

Viewings are highly advised to appreciate all this home has to offer!



GROUND FLOOR



The accommodation comprises:

ENTRANCE PORCH

LIVING / DINING ROOM 18'2 x 14'8 (5.56m x 4.47m)

KITCHEN 9'5 x 8'8 (2.87m x 2.64m)

CONSERVATORY 12'3 x 9'6 (3.73m x 2.9m)

BEDROOM ONE 15'9 x 9'8 (4.8m x 2.95m)

BEDROOM TWO 11'10 x 8'9 (3.61m x 2.67m)

SHOWER ROOM 6'8 x 5'4 (2.03m x 1.63m)

OUTSIDE

FRONT GARDEN

REAR GARDEN

GARAGE & DRIVEWAY

Agents Note

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks.

To view this property call Pattison Lane on:
01536 524425

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