



Kettering Road

Spinney Hill, Northampton

oriordanbond
SALES & LETTINGS



Kettering Road

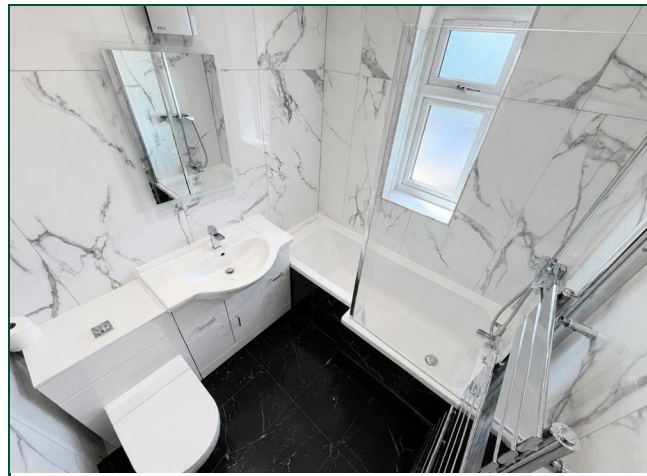
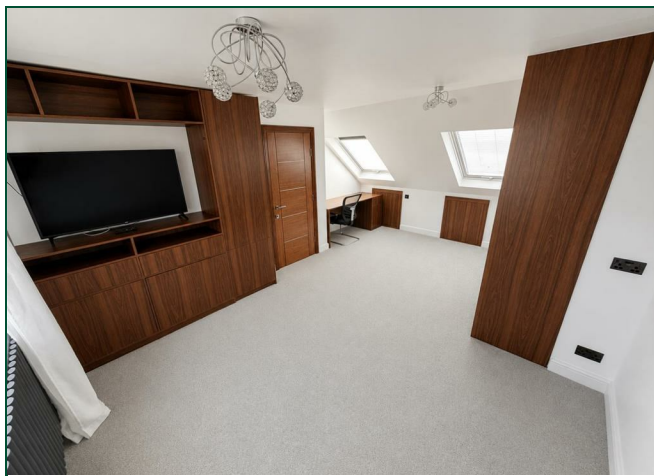
Spinney Hill
NN3 6QH

Guide Price
£465,000

An immaculately presented and extended four bedroom semi-detached family home, situated on the highly sought after Kettering Road, offered for sale with no upward chain. The property has been thoughtfully improved by the current owners to provide spacious and versatile accommodation over three floors.

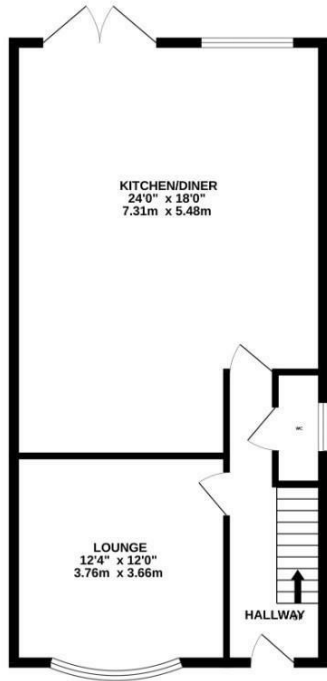
Entrance hall, sitting room with bay window and feature log burner, cloakroom/WC, an impressive open plan kitchen/dining/family room fitted with a comprehensive range of units, integrated appliances, central breakfast island, roof lantern and French doors opening onto the rear garden. The first floor offers three well proportioned bedrooms and a beautifully appointed family bathroom whilst the second floor has been converted to create an excellent master bedroom with fitted wardrobes and a stylish en-suite shower room. Outside, the property enjoys generous frontage being enclosed by brick walling and fencing with electronic gated access. The rear garden has been well maintained and is predominantly laid to lawn with a spacious paved entertaining patio and access to a recently constructed double garage which benefits from power and lighting and remote control shutter doors to the front and back. Further benefits include uPVC double glazing, gas radiator heating, air conditioning, under floor heating, spotlighting and CCTV. (A/1470/M)

- Immaculate extended four bedroom semi-detached home
- Stylish en-suite to master bedroom
- Impressive open plan kitchen/dining/family room with appliances
- Gas radiator heating, under floor heating and air conditioning
- Enclosed landscaped rear garden
- Recently constructed double garage with remote shutter doors





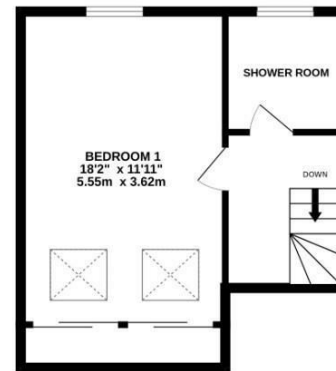
GROUND FLOOR
651 sq.ft. (60.4 sq.m.) approx.



1ST FLOOR
459 sq.ft. (42.7 sq.m.) approx.



2ND FLOOR
360 sq.ft. (33.4 sq.m.) approx.



TOTAL FLOOR AREA : 1470 sq.ft. (136.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Additional information

- Council Tax Band: D
- Energy Efficiency Rating: D

Viewing

Viewing strictly by appointment – details below

Disclaimer

O'Riordan Bond Estate Agents Limited has not tested apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor.

O'Riordan Bond Parklands Sales

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