



Cannock Crescent, Desborough **Freehold** £310,000 O.I.E.O.

**Pattison
Lane**

Key Features

 **3**  **1**  **B**  **D**

- Three Bedroom Detached Family Home
- Single Garage with Driveway for Two Vehicles
- En-Suite to Master
- Four Piece Family Bathroom
- Downstairs Cloakroom

Nestled within a highly sought-after development in Desborough, this beautifully presented three-bedroom detached residence offers a seamless blend of contemporary style and functional family living.



The heart of the home is the expansive kitchen/dining room, featuring sleek cabinetry and integrated appliances-perfect for hosting or busy morning routines. The ground floor is further complemented by a light-filled, spacious living room and a discreet, modern cloakroom.

Upstairs, the property continues to impress with three well-proportioned bedrooms. The principal suite enjoys the privacy of a dedicated en-suite, while the remaining bedrooms are served by a luxurious four-piece family bathroom, offering both a walk-in shower and a bathtub.

To the rear, a meticulously maintained, fully enclosed rear garden-an ideal sanctuary for outdoor dining and play. Further benefits include a private driveway with space for two vehicles, leading to a secure single garage.

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

The accommodation comprises:

ENTRANCE HALL

CLOAKROOM

LIVING ROOM 19'7 x 10'2 (5.96m x 3.09m)

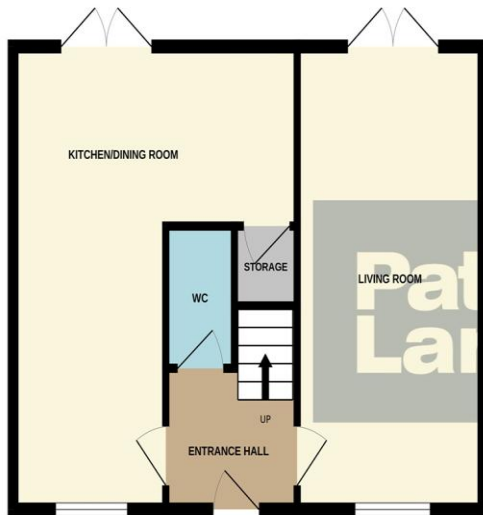
KITCHEN AREA 12' x 8'4 (3.65m x 2.54m)

DINING AREA 8'4 x 7'7 (2.54m x 2.31m)

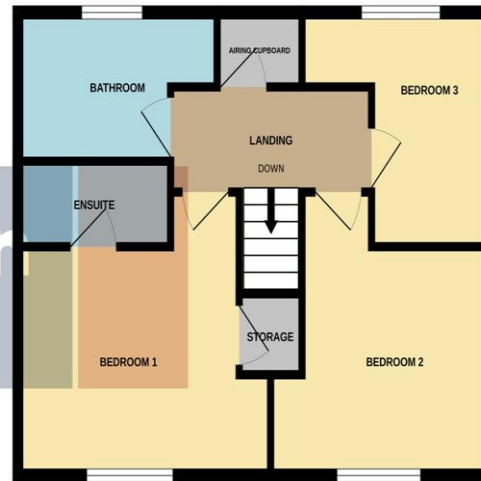
FAMILY AREA 7'7 x 7'2 (2.31m x 2.18m)



GROUND FLOOR



1ST FLOOR



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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FIRST FLOOR LANDING

BEDROOM ONE 12'3 x 9'5 (3.73m x 2.87m)

EN SUITE 8'1 x 3'3 (2.46m x 0.99m)

BEDROOM TWO 10'4 x 9'5 (3.14m x 2.87m)

BEDROOM THREE 9'11 x 6'4 (3.02m x 1.93m)

BATHROOM 10'9 x 6'4 (3.27m x 1.93m)

OUTSIDE

FRONT GARDEN

GARAGE & DRIVEWAY

REAR GARDEN

AGENTS NOTE:

Annual Management charge -£230.00 (approx.)

Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

To view this property call Pattison Lane on:
01536 430527

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