



**HENDERSON
CONNELLAN**
ESTATE AGENTS

6 Hunts Field Drive, Gretton, NN17 3GD

£470,000

 4  2  3



"Designed for Life"

Gretton is a well serviced village with a thriving community, this property is superbly positioned towards the village edge with the cricket pitch opposite. This well designed detached property offers excellent family accommodation which comprises reception hall, utility/guest WC, living room, home office and a large kitchen/family/dining room. Upstairs there is a principal bathroom and four generous sized bedrooms with the master benefiting from a shower room en-suite. Outside there is a driveway providing parking for two cars and access to the single garage. The rear garden backs onto fields and offers a lawn, timber deck and shed storage.

Description:

Nestled toward the edge of Gretton, a well-regarded village with a vibrant community, this detached property, built during 2011 by Taylor Wimpy homes, offers a blend of contemporary design and practical living. Its enviable position faces a cricket/recreational ground, providing an attractive outlook.

The ground floor accommodation impresses with a welcoming reception hall, leading to a convenient utility/guest WC.

The spacious living room provides a comfortable space for relaxation, while a dedicated home office offers flexibility for work or study.

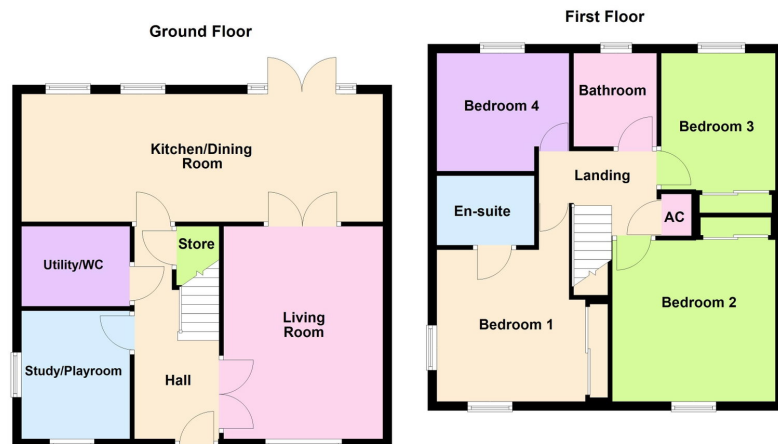
The expansive open plan kitchen/dining/family room is truly the heart of the home, designed for modern living and entertaining. There is a fitted range of wall and base level units with work surfaces incorporating a sink with drainer and mixer tap. There is a double built in oven, gas hob, extractor hood, integrated dish washer and a fridge and a freezer. Double doors lead to the living room while French doors open onto the rear garden area.

Upstairs, the property boasts four generous sized bedrooms, ensuring ample space. The master bedroom benefits from a private shower room en-suite, offering a touch of luxury. A well-appointed family bathroom serves the remaining bedrooms.

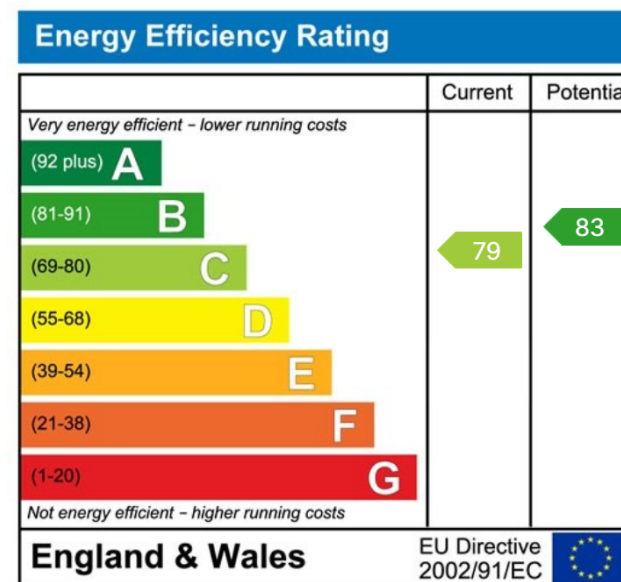
Outside:

Externally, the property features a driveway providing parking for two cars and access to a single garage. The rear garden is a delightful outdoor space, backing onto open fields for a sense of tranquility and privacy. It includes a well-maintained lawn, a timber deck perfect for outdoor seating, and convenient shed storage.





- Kitchen/Dining Room - 8.05m x 2.84m (26'5" x 9'4")
- Living Room - 4.72m x 3.53m (15'6" x 11'7")
- Study/Playroom - 2.41m x 2.84m (7'11" x 9'4")
- Utility/WC - 2.41m x 1.78m (7'11" x 5'10")
- Bedroom 1 - 3.81m x 3.38m (12'6" x 11'1")
- Ensuite - 2.26m x 1.55m (7'5" x 5'1")
- Bedroom 2 - 3.56m x 3.58m (11'8" x 11'9")
- Bedroom 3 - 3.15m x 2.44m (10'4" x 8'0")
- Bedroom 4 - 3.38m x 2.62m (11'1" x 8'7") (max)
- Bathroom - 2.26m x 2.26m (7'5" x 7'5")



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.

10 Spencer Court, Corby,
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