



**Foxlands, Desborough Kettering NN14 2UA**



**welcome to**

**Foxlands, Desborough Kettering**

William H Brown are delighted to offer this four bedroom detached house with ample off road parking and garage in Desborough. This property boasts an enviable wrap around garden, beautifully maintained, with mature fruit trees and overlooking open fields.



### Entrance Hall

Entry via double glazed door with windows to side, doors to all rooms and understairs storage.

### Cloakroom

Obscure double glazed window to side, low level WC, wash hand basin, tiled floor and radiator.

### Study

9' 7" x 8' 11" ( 2.92m x 2.72m )

Double glazed window to front and radiator.

### Lounge

21' 6" x 11' 11" ( 6.55m x 3.63m )

Open fireplace with brick surround and tiled hearth, Double glazed bay window to front aspect, double glazed door to conservatory, radiator.

### Kitchen/Diner

12' 1" x 11' 5" ( 3.68m x 3.48m )

Double glazed window to rear, range of wall and base units with work surface over, integrated dishwasher, electric oven and gas hob with extractor over, tiled floor and radiator.

### Utility Room

Range of wall and floor units with work surface over, space and plumbing for washing machine, tiled floor.

### Conservatory

10' 7" x 7' 11" ( 3.23m x 2.41m )

Double glazed doors to garden, windows on all sides, tiled floor.

### Landing

Double glazed window to front aspect, loft access.

### Bedroom One

13' 6" x 11' 11" ( 4.11m x 3.63m )

Double glazed window to rear overlooking garden and countryside, wash hand basin, tiled floor and walls, radiator.

### En Suite

Obscure double glazed window to rear, low level WC, shower cubicle with rainfall and hand held shower head.

### Bedroom Two

10' x 9' 8" ( 3.05m x 2.95m )

Double glazed window to front, radiator.

### Bedroom Three

12' x 7' 9" ( 3.66m x 2.36m )

Double glazed window to front aspect and radiator.

### Bedroom Four

11' 3" x 5' 6" ( 3.43m x 1.68m )

Obscure double glazed window to rear and radiator.

### Bathroom

Obscure double glazed window to rear, low level WC, wash hand basin, bath with rainfall and overhead shower, heated towel rail, tiled wall and floor.

### Externally

#### Front

Wrap around garden overlooking countryside, garage and driveway to side.

#### Outside

Driveway leading to single garage and off road parking for several cars.



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## **Foxlands, Desborough Kettering**

- Four bedrooms
- Single garage
- Ample off road parking
- Enviably wrap around garden
- Lounge with open fireplace

Tenure: Freehold EPC Rating: D

Council Tax Band: D

offers in excess of

**£450,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
RWL108042 - 0005

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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