



Yaffle Crescent, Desborough **Freehold** £220,000

**Pattison
Lane**

Key Features

 3  1   B

- End of Terraced Family Home
- Three Bedrooms
- Allocated Parking for Two Vehicles
- Downstairs Cloakroom
- Beautifully Presented Throughout

Nestled in a sought-after pocket of Desborough, this beautifully positioned three-bedroom end-of-terrace home offers the perfect blend of modern convenience and family comfort.

Ideally located, the property enjoys easy access to local amenities, reputable schools, and excellent transport links for commuters.



The home opens into a welcoming entrance hallway, leading to a generously proportioned kitchen. To the rear, the impressive L-shaped living and dining area serves as the heart of the home, featuring elegant French doors that bathe the room in natural light and provide seamless access to the garden. A practical cloakroom completes the downstairs layout.

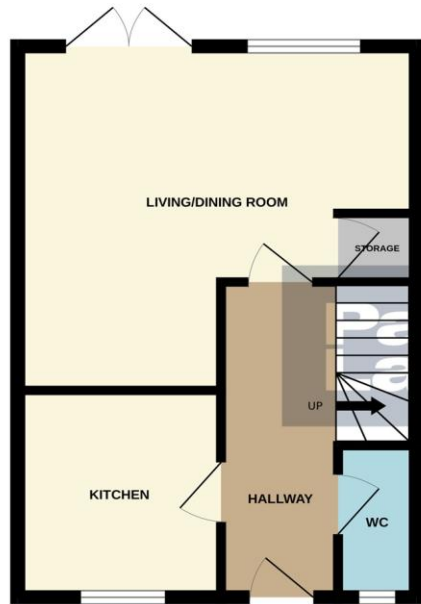
The first-floor hosts three well-appointed bedrooms, including two spacious doubles, all served by a contemporary family bathroom.

The rear garden is fully enclosed and designed for low-maintenance enjoyment-perfect for alfresco dining! Further benefits include a handy storage shed and the rare benefit of two allocated parking spaces to the rear.

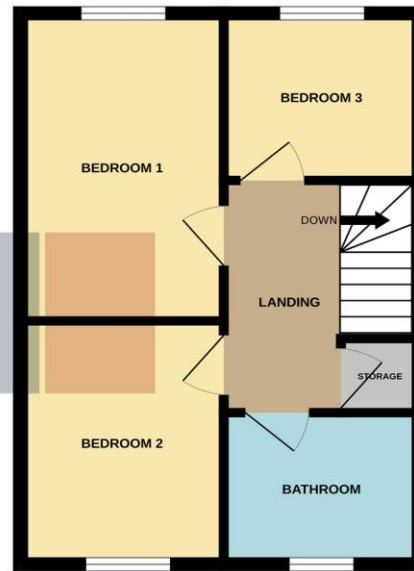
Viewings are highly advised to appreciate all this family home has to offer!



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.
Made with Metropix ©2020

The accommodation comprises:

ENTRANCE HALL

CLOAKROOM

KITCHEN 7'11 x 8'8 (2.41m x 2.64m)

LIVING / DINING ROOM 14'5 narrowing to 7' x 15'7 narrowing to 8' (4.39m narrowing to 2.13m x 4.74m narrowing to 2.43m)

FIRST FLOOR LANDING

BEDROOM ONE 8'1 x 12'11 (2.46m x 3.93m)

BEDROOM TWO 10'3 x 8'1 (3.12m x 2.46m)

BEDROOM THREE 6'11 (2.10m)

BATHROOM

OUTSIDE

FRONT GARDEN

REAR GARDEN

OFF ROAD PARKING

To view this property call Pattison Lane on:
01536 430527

Selling your property?

Contact us to arrange a **FREE** home valuation.

 01536 430527

 42 Station Road, Desborough, KETTERING, Northamptonshire, NN14 2RL

 desborough@pattisonlane.co.uk

 www.pattisonlane.co.uk



 SCAN ME



 SCAN ME



Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: DPL101582 - 0001

