

HENDERSON CONNELLAN

ESTATE AGENTS



Sydney Street, Kettering, NN16

"A Convenient Lifestyle"

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This period semi-detached home is situated on the edge of town within easy reach of the town centre, bus routes and the mainline railway. The well-proportioned interior starts with an entrance hallway, living room with feature fireplace and bay window, handleless designer kitchen with a range of integrated appliances and island which opens the dining room in the guise of a conservatory. Upstairs there is a principal bathroom and two double bedrooms, the principal with its own shower. Outside there is a walled fore garden with double gates leading to a driveway with parking for a small/classic car leading to a single garage with power and lighting. The private south facing rear garden enjoys a mature feel perfect for outdoor living . A mature home in a convenient setting.

Living Room - 4.06m x 3.63m (13'4" x 11'11")

Kitchen - 4.93m x 2.84m (16'2" x 9'4")

Dining Room - 4.44m x 3.02m (14'7" x 9'11")

Bedroom 1 - 3.33m x 4.14m (10'11" x 13'7")

Ensuite - 2.06m x 0.79m (6'9" x 2'7")

Bedroom 2 - 3.17m x 3.12m (10'5" x 10'3")

Bathroom - 1.78m x 1.96m (5'10" x 6'5")

- Gas Central Heating & UPVC Double Glazed Windows
- Living Room with feature fireplace
- Modernised Handleless Kitchen with Appliances
- Two Double Bedrooms one with shower.
- Shower Room
- Large Private South Facing Garden
- Drive to side which will accomodate smaller or a classic car.
- COUNCIL TAX: B
- EPC RATING: D

Council Tax Band: B

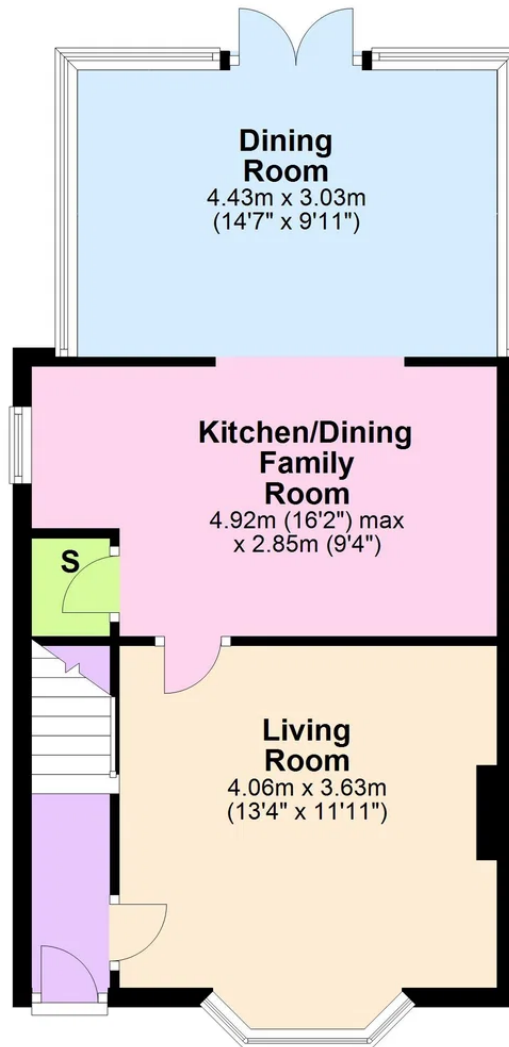
Tenure: Freehold





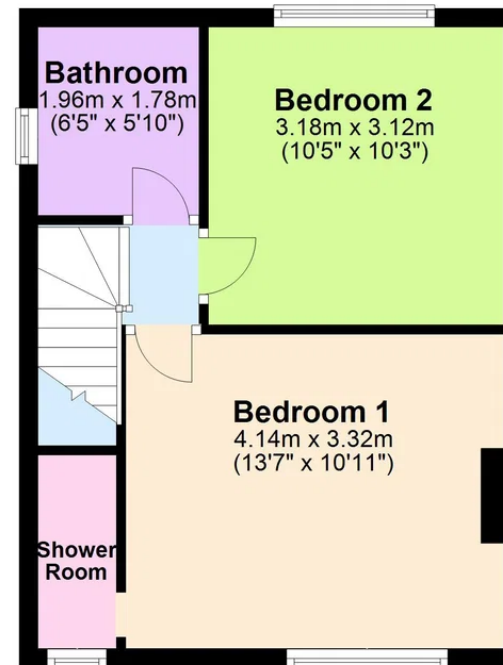
Ground Floor

Approx. 46.6 sq. metres (501.1 sq. feet)



First Floor

Approx. 33.0 sq. metres (355.1 sq. feet)



Total area: approx. 79.5 sq. metres (856.2 sq. feet)



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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.

