

24 Leicester Street  
Kettering  
NN16 8EF

£200,000

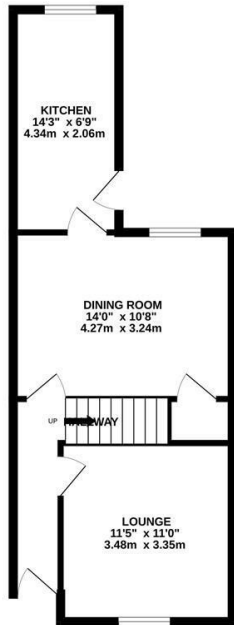


OSCAR JAMES

...expect excellence

# FLOOR PLANS

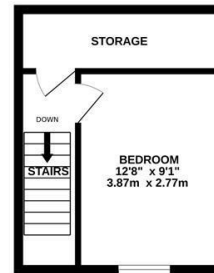
GROUND FLOOR  
440 sq.ft. (40.9 sq.m.) approx.



1ST FLOOR  
345 sq.ft. (32.0 sq.m.) approx.



2ND FLOOR  
214 sq.ft. (19.9 sq.m.) approx.



TOTAL FLOOR AREA : 999 sq.ft. (92.8 sq.m.) approx.

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 ©2025



## AT A GLANCE...



Two reception rooms



Modern fitted kitchen



Three double bedrooms



Family bathroom



Good size secluded garden



On street parking



## WHAT'S GREAT?

Situated in an ideal location for commuters or hospital workers this THREE DOUBLE BEDROOM, TWO RECEPTION ROOM mid terrace home is offered to market in excellent order throughout.

With accommodation spanning three floors expect to find on the ground floor a entrance hall, lounge to the front, generous second reception room with large storage cupboard and kitchen to the rear with numerous cupboards, plenty of worktop space, plumbing and space for washing machine, space for tumble dryer, integrated fridge/freezer, dishwasher and oven and hob.

The first floor has two bedrooms, both doubles with one being especially

large with storage cupboard and a bathroom. The second floor benefits from a further double bedroom.

Benefits include a refitted combination gas central heating boiler, UPVc double glazing and a brick built out house in the garden.

The garden to the rear enjoys a high degree of privacy, has a patio area and good size lawn retaining brick walling and gated access to the front.

Call the delighted sole agents Oscar James Kettering to make arrangements to view.

...expect excellence



# SELLER'S SECRET

The time is right for us now as a family to move on having spent 18 years wonderful years here. We will be staying locally and have already started looking for alternative homes to make things as straight forward as possible hopefully.



*Why we like it....*

This is a great size home, bedrooms are balanced in size with a very well proportioned kitchen also, location is great being close to the town centre, hospital and train station, a definite must view home!

*To buy or not to buy....*

# OSCAR JAMES

1 Newland Street | Kettering | NN16 8JH  
01536 415777  
[www.oscar-james.com](http://www.oscar-james.com)

---

---

---

---

---