



**Donne Close, Kettering NN16 9XS**

**welcome to**

## **Donne Close, Kettering**

William H Brown welcomes to the market this four bedroom detached home situated in the Brambleside area of Kettering close to local amenities and transport links.

### **Entrance Hall**

Understairs cupboard and radiator.

### **Cloakroom**

Double glazed window to the side, tiled flooring, hand wash basin and WC.

### **Lounge**

Bay window, carpet flooring, gas fire with surround and two radiators.

### **Dining Room**

Laminate flooring and a radiator.

### **Kitchen**

Double glazed window to the rear, tiled flooring, a range of wall and based units, gas hob and electric oven, stainless steel sink with drainer.

### **Utility Room**

Part tiled, radiator, boiler, worktop and door to the rear garden.

### **Landing**

Loft access

### **Bedroom One**

Double glazed window to the front, built in wardrobes and a radiator.

### **En-Suite**

Double glazed window to the front, shower cubicle, tiled flooring, hand wash basin and WC.

### **Bedroom Two**

Double glazed window to the rear, built in wardrobe and a radiator.

### **Bedroom Three**

Double glazed window to the rear, built in wardrobe and a radiator.

### **Bedroom Four**

Double glazed window to the rear, radiator and built in cupboard.

### **Bathroom**

Double glazed window to the rear, bath, hand wash basin and WC.

### **Front Garden**

Lawn and driveway parking.

### **Rear Garden**

South facing, laid to lawn with a patio area and borders. Side access and outside tap.

### **Garage**

Electric, lights and charging point for an electric car.





***view this property online*** [williamhbrown.co.uk/Property/KTG111720](http://williamhbrown.co.uk/Property/KTG111720)



welcome to

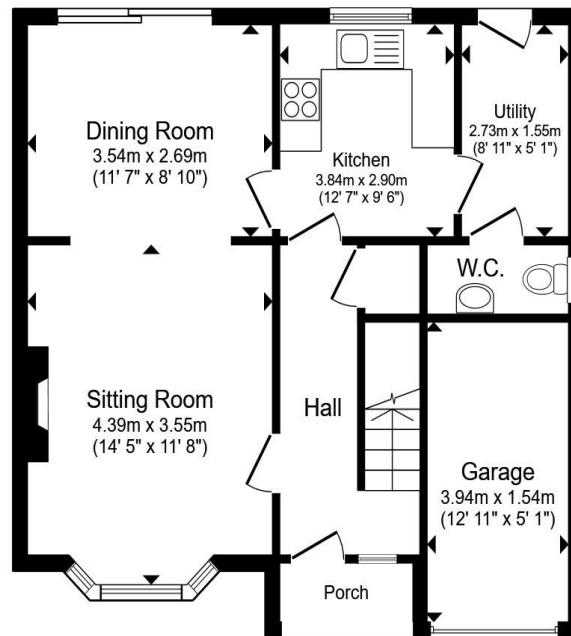
## Donne Close, Kettering

- Four bedroom detached home
- Quiet residential close
- Driveway parking
- All bedrooms with built in wardrobes
- Spacious master bedroom with en-suite

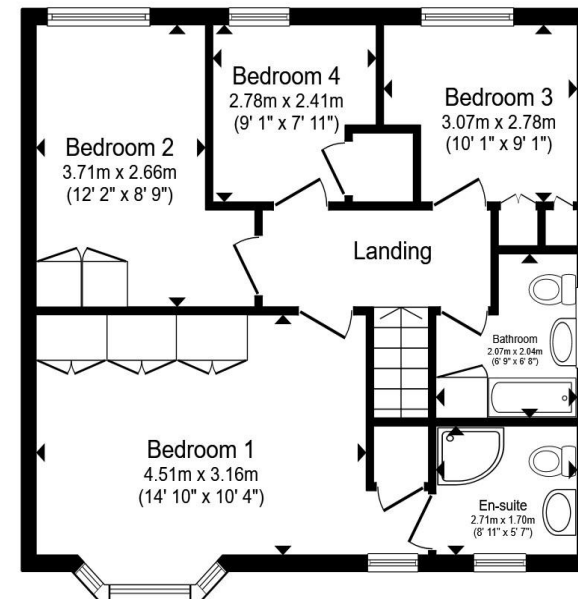
Tenure: Freehold EPC Rating: D

Council Tax Band: E

**£385,000**



Ground Floor



First Floor

Total floor area 113.9 m<sup>2</sup> (1,225 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



view this property online [williamhbrown.co.uk/Property/KTG111720](http://williamhbrown.co.uk/Property/KTG111720)



Property Ref:  
KTG111720 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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.

william h brown



**01536 518555**



[Kettering@williamhbrown.co.uk](mailto:Kettering@williamhbrown.co.uk)



28 Gold Street, KETTERING, Northamptonshire,  
NN16 8JE



[williamhbrown.co.uk](http://williamhbrown.co.uk)