10 Cransley Street
Broughton
Northamptonshire
NN14 1UJ

£475,000 offers in excess of

OSCAR JAMES

...expect excellence

WHAT'S GREAT?

A superbly presented Redrow build FOUR DOUBLE BEDROOM detached home with DOUBLE GARAGE situated in the popular village of Broughton which remains vibrant with local shops, takeaway's, school and is on a local bus route as well as being close to main road links such as the A43 and A14.

The property itself offers space for all the family to enjoy and has finishes and fittings to the expected high standard that Redrow provide.

In brief the accommodation consists of an entrance hall with stairs rising to the first floor, cloakroom, lounge, study/family room, utility room and a stunning kitchen/diner to the ground floor.

To the first floor there are four double bedrooms, two of which benefit from ensuite shower facilities and three of which have fitted wardrobes. A family bathroom completes the first floor accommodation.

Other features include heritage colour pallet to external front and garage doors and integrated appliances including dishwasher, fridge/freezer, double oven, extractor and 5 ring gas hob.

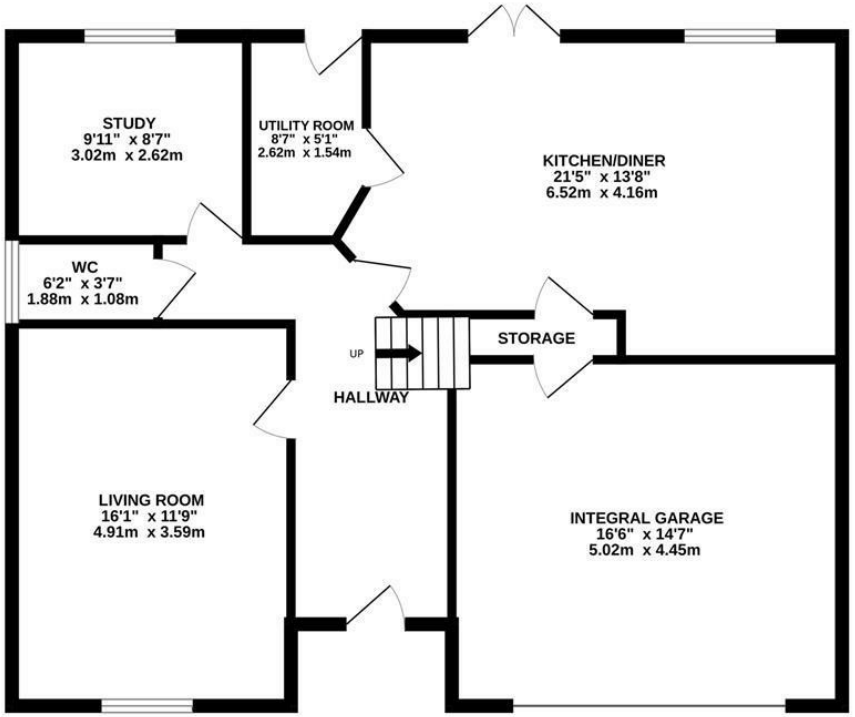
Outside there is side by side parking on the driveway for two vehicles leading up to the double garage with power and lighting connected, a front garden mainly laid to lawn with shrubs and the rear garden is maturing beautifully with numerous trees, shrubs and flower beds, a patio area provides entertaining and relaxing space with gated access to the front.

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

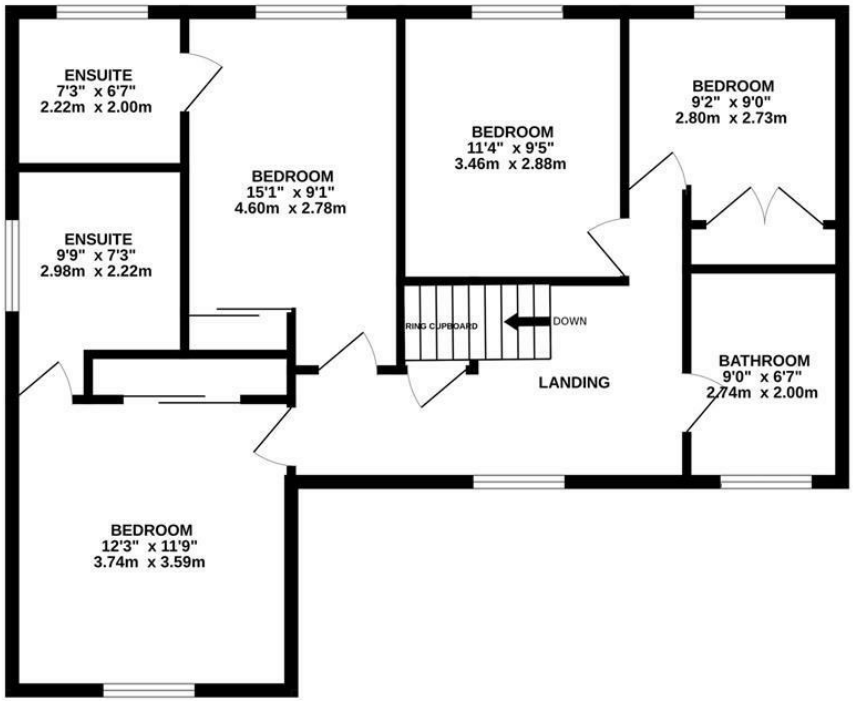
...expect excellence

Floor Plan

GROUND FLOOR
966 sq.ft. (89.8 sq.m.) approx.



1ST FLOOR
798 sq.ft. (74.1 sq.m.) approx.



TOTAL FLOOR AREA : 1764 sq.ft. (163.9 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.
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At a glance...

- Three reception rooms
- Superb kitchen with integrated appliances
- Four double bedrooms
- Family bathroom, two ensuites and cloakroom
- Good size garden
- Double garage and off road parking

I'D RATHER BE
DRINKING
CHAMPAGNE
HOME
SWEET
HOME
FLOUR

SELLER'S SECRET

The time is right for us to sell now, we very much hope the new owners are happy here, the village is really nice, we especially love how close the rural countryside is for evening walks.

Why we like it....

A superb property, great location, size and presentation, we expect strong interest from the outset, do contact us as soon as possible to arrange a viewing.

To buy or not to buy....

OSCAR JAMES

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