



**HENDERSON
CONNELLAN**
ESTATE AGENTS

12 Magpie Close, Corby, Northamptonshire, NN18 8FJ

£300,000

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"More Than Meets the Eye"

Offering far more space than its attractive frontage suggests, this deceptively proportioned detached home occupies a pleasant position within the ever-popular Oakley Vale development. Beautifully presented throughout, the accommodation begins with a welcoming entrance hall and guest WC, leading to a spacious dual-aspect living room. At the heart of the home is a stylish refitted kitchen, seamlessly opening into the dining area, complemented by a separate utility room. Upstairs, there are four genuine double bedrooms, including a generous principal bedroom with en-suite shower room, while the family bathroom has also been refitted with a contemporary suite. Outside, a tandem-length driveway provides ample off-road parking and leads to the single garage, while the enclosed south-facing rear garden offers the perfect space to relax or entertain.

Description:

A stunning home which is being offered for sale with fair and reasonable asking price.

The accommodation is beautifully presented and benefits from a refitted kitchen and family bathroom bringing modern touches to the home.

From the entrance hall, stairs rise to the first floor landing, and a stylish floor extends through the lounge and dining area. There is a guest WC.

The lounge is dual aspect and features French doors which open onto the rear garden.

The kitchen has been refitted with a stylish range of wall and base units with granite work surfaces incorporating a sink with drainer and mixer tap with ceramic tiled wall surrounds. There is an integrated range of appliances including an oven, hob and extractor hood, a fridge and freezer. The floor within the kitchen area is ceramic tiled and the kitchen is open plan to the generous dining area.

The utility room offers door access to the rear garden, ceramic tiled floor, fitted base units and there is plumbing for a washing machine.

From the first floor landing there are four double sized bedrooms with the main bedroom benefitting from a shower room en-suite. The family bathroom has been refitted to include a large contemporary styled wash hand basin set within a vanity unit which provides storage, WC and a side panel bath with dual head shower and screen.

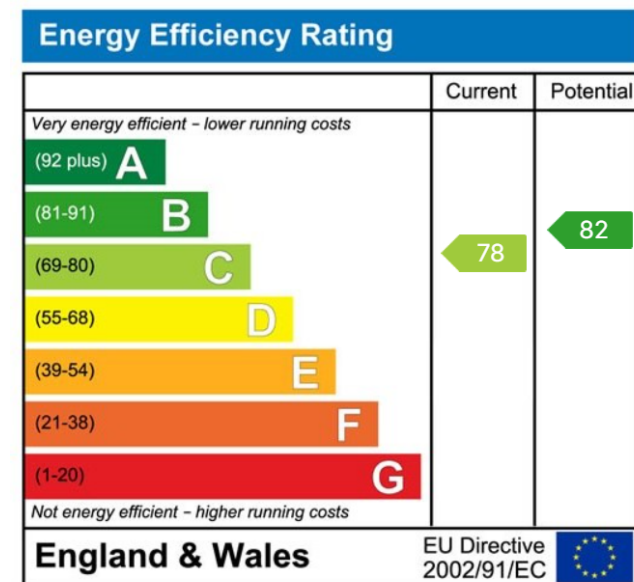
Outside:

The plot is well maintained offering a lawn frontage, tandem length driveway provides parking and access to the single garage. The rear garden is enclosed and is attractively landscaped with a lawn, large timber deck and there are some planted borders. The rear garden faces south.





- Kitchen - 2.92m x 3.15m (9'7" x 10'4")
- Dining Room - 3.35m x 2.92m (11'0" x 9'7")
- Utility Room - 1.91m x 1.14m (6'3" x 3'9")
- Living Room - 3.28m x 6.58m (10'9" x 21'7")
- Bedroom One - 2.95m x 3.84m (9'8" x 12'7") max
- Ensuite - 1.73m x 1.88m (5'8" x 6'2") max
- Bedroom Two - 3.99m x 3.07m (13'1" x 10'1") max
- Bedroom Three - 3.07m x 4.19m (10'1" x 13'9")
- Bedroom Four - 3.4m x 2.26m (11'2" x 7'5")
- Bathroom - 2.11m x 1.78m (6'11" x 5'10") max



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.

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