



4 Catchland Close

Corby, Northamptonshire NN18 8NR



Simpson West

Simpson West are delighted to offer to the market for sale this rarely available FOUR bedroom detached family residence that boasts a converted garage room with its own en-suite services. The property itself is well positioned being within walking distance to Brooke Weston school and local shops. Features include an entrance hall, cloakroom w/c, a large modern kitchen dining family room and the living room with patio doors leading to the rear garden. In addition the garage has been converted to either a reception room or bedroom with its own en-suite shower room. To the first floor there is a large single bedroom, two double bedrooms, the main family bathroom and the master boasting fitted storage and an en-suite shower room. To rear is a low maintenance garden that has been fully paved. At the front is off road parking for multiple vehicles. Early viewings are highly advised. Energy rating C. Council Tax Band D.



£330,000



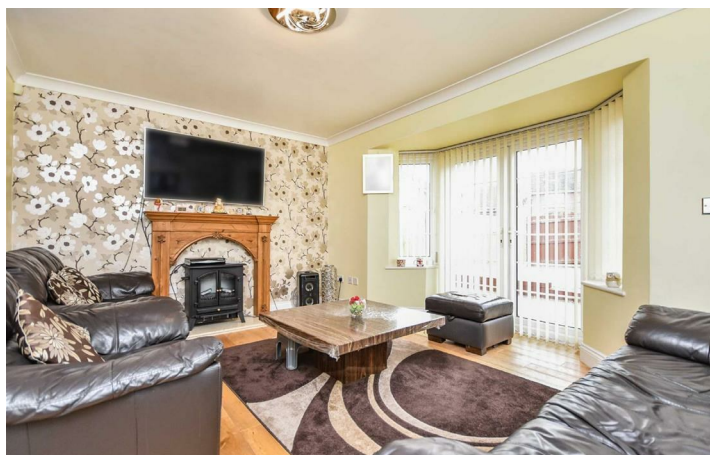
4



2



2



Simpson West



Floor plan not to scale - for guidance purposes only.
Plan produced using PlanUp.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		89
(69-80) C	74	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



When you buy with Simpson West, you know **you'll be in safe hands**. From the moment you walk through our doors, we'll make you **feel truly welcome**. Our sales consultants and financial advisors will take you through **every step of the process**, offering **free expert advice** along the way, from help choosing the right mortgage and insurance through to finding your conveyancer. And if you need help selling your home too, **with over 20 years of local experience, you can trust us to get you moving**.



**Simpson
West**

Making Every
Journey Personal



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