



Willow Brook Road, Corby

**STUART
CHARLES**
ESTATE AGENTS

£189,950

Offered FOR SALE with NO CHAIN is this THREE bedroom semi detached family home located in the Shire area of Corby. Situated a short walk to multiple shopping areas as well as several primary schools and secondary an early viewing is recommended to avoid missing out on this home. The accomodation comprises to the ground floor of an entrance porch, hall, snug, lounge, open plan kitchen/diner, utility room, ground floor bedroom and W.C. To the first floor are three bedrooms and a three piece bathroom suite. Outside to the front is a driveway that provides off road parking for multiple vehicles while to the rear a decking area leads onto a artificial lawn and is enclosed by mature flower beds and timber fencing to all sides. Call now to view!! CASH BUYERS ONLY!!

- CASH PURCHASE ONLY
- OPEN PLAN KITCHEN/DINER
- GROUND FLOOR BEDROOM AND W.C EN-SUITE
- OFF ROAD PARKING FOR MULTIPLE VEHICLES
- WALKING DISTANCE TO MAINS BUS LINKS AND SHOPS
- FOUR PIECE BATHROOM SUITE
- UTILITY ROOM
- THREE BEDROOMS
- CLOSE TO PRIMARY AND SECONDARY SCHOOLS
- CLOSE TO GREEN SPACES

Entrance Porch

Entered via a double glazed door, doors to:

Snug

9'2 x 7'10 (2.79m x 2.39m)

Double glazed window to front elevation.

Entrance Hall

Entered via a double glazed door, radiator, stairs rising to first floor landing, doors to:

Lounge

Double glazed window to front elevation, radiator, archway to:

Kitchen/Diner

14'0 x 10'0 (4.27m x 3.05m)

Fitted to comprise a range of base and eye level units with one and half bowl sink and drainer, space for free standing cooker, space for automatic washing machine, space for dishwasher, space for free standing







fridge/freezer, double glazed window to rear elevation,
double glazed French doors to rear elevation, door to:

Hall

7'5 x 4'4 (2.26m x 1.32m)

Storage space, doors to:

Utility Room

7'5 x 6'3 (2.26m x 1.91m)

Space for condensing dryer, space for free standing
fridge/freezer.

Bedroom Four

12'3 x 10'4 (3.73m x 3.15m)

Double glazed French doors to rear elevation,
radiator, double glazed window to side elevation.





W.C

Fitted to comprise a low level pedestal.

First Floor Landing

Stairs rising from ground floor, loft access, double glazed window to side elevation, door to:

Bedroom One

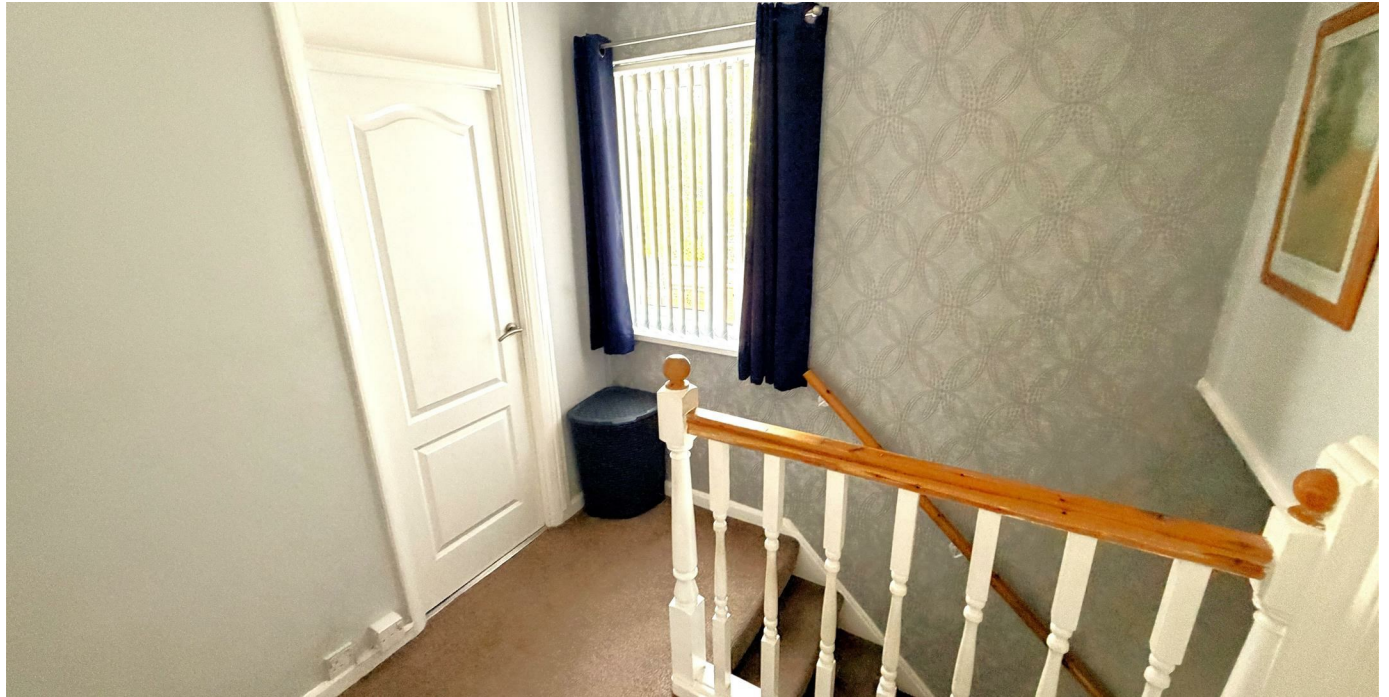
10'0 x 10'0 (3.05m x 3.05m)

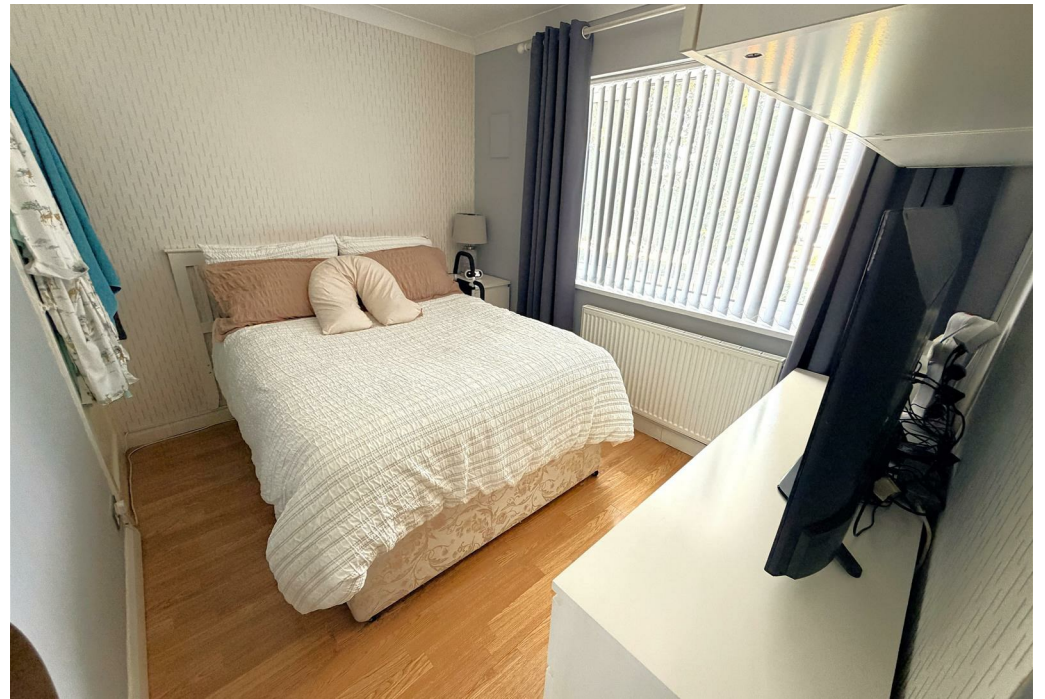
Double glazed window to front elevation, radiator, built in wardrobes.

Bedroom Two

11'0 x 8'0 (3.35m x 2.44m)

Double glazed window to rear elevation, radiator, built in wardrobe.





Bedroom Three

9'0 x 6'8 (2.74m x 2.03m)

Double glazed window to front elevation, radiator.

Bathroom

10'10 x 5'6 (3.30m x 1.68m)

Fitted to comprise a four piece suite consisting of a panel bath, separate shower cubicle, low level wash hand basin, low level pedestal, radiator, double glazed window to rear elevation.

Outside

Front: A driveway provides off road parking for multiple vehicles and is enclosed by privet hedges to all sides.





GROUND FLOOR



FIRST FLOOR





Rear: A decking area leads onto an artificial lawn and features mature planting area's to all sides with timber fencing.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	75	76
(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		