



Connells

Ashley Avenue  
Corby



## Property Description

Located in a well-established residential area, this chain-free three-bedroom mid-terraced property offers spacious accommodation across two floors, ideal for families, first-time buyers, or investors.

Upon entering the property, you are welcomed into a hallway that leads directly into a spacious lounge, which extends over 20 feet in length and benefits from dual aspect windows, creating a bright and airy living space ideal for relaxing or entertaining. The kitchen is positioned at the rear of the property and offers a practical layout with ample worktop and storage space, perfect for everyday cooking and meal preparation.

Upstairs, the layout includes a landing, separate bathroom and toilet, and three bedrooms—each featuring built-in wardrobes, providing excellent storage solutions. The main bedroom offers ample space, while bedrooms two and three are well-proportioned and versatile.

Externally, there is a driveway to the front of the property, enhancing practicality. The rear garden is fully enclosed and low maintenance, ideal for outdoor enjoyment with minimal upkeep.

This property combines generous internal space with practical outdoor features and is offered chain-free, allowing for a smooth and swift transaction.

## Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

## Ground Floor

### Entrance Hall

Entrance door to the front, stairs to the first floor.

### Lounge

20' 1" x 9' 8" ( 6.12m x 2.95m )

Windows to the front and rear, feature fire place, coving, picture rail, laminate flooring.

### Kitchen

11' 4" x 7' 10" ( 3.45m x 2.39m )

Door and window to the rear, a range of wall and base units with rolled edge work surfaces, sink drainer with mixer tap, integrated oven and hob with cooker hood, space for washing machine, under stairs storage cupboard, tiled walls, tiled floor, coving.

## First Floor

### Main Bedroom

12' 8" x 10' ( 3.86m x 3.05m )  
Window to the front. built in wardrobe.

### Bedroom Two

12' 7" x 7' 8" ( 3.84m x 2.34m )  
Window to the front, built in wardrobe.

### Bedroom Three

10' x 6' 11" ( 3.05m x 2.11m )  
Window to the rear, built in wardrobe.

### Family Bathroom

Window to the rear, bath with mixer tap and shower attachment, wash hand basin.

### Wc

Window to the rear, low level WC.

## Externally

### To The Front

Pedestrian pathway leading to entrance, gravel.

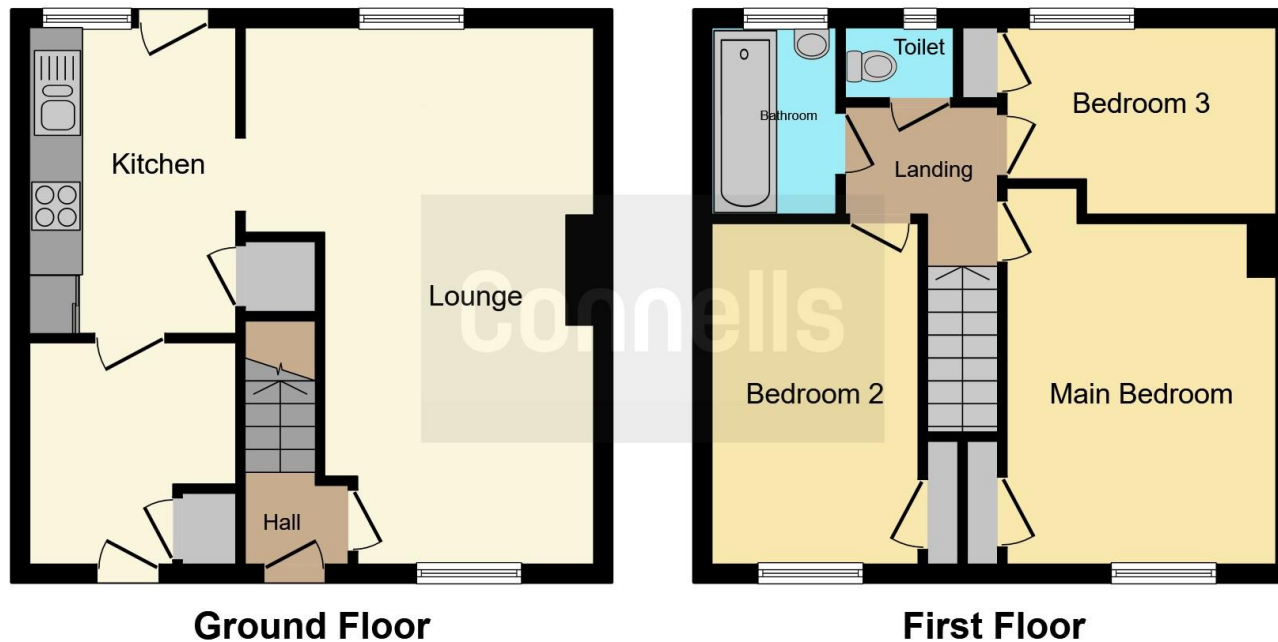
### Rear Garden

Fully enclosed with timber fencing, patio area, laid to lawn.









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.focalagent.com](http://www.focalagent.com)

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EPC Rating: D Council Tax  
 Band: A

Tenure: Freehold

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