

BRENNAN

BESPOKE

£300,000
Charles Street
Kettering, NN16 9RP

Charles Street is part of the latest Britannia Homes release in the north of Kettering, offering a superb opportunity to secure a brand new home on a desirable address, positioned close to Rockingham Road for direct access into the town centre. The location is ideal for day to day convenience, with Asda superstore nearby and Rockingham Pleasure Park also close by, making it a great option for buyers who want amenities and green space within easy reach. Finished to the premium standard Britannia Homes are known for, these newly built properties provide modern, low maintenance living with a layout designed to suit today's lifestyle, with the added benefit of 3kw solar panels to support energy efficiency. The property is currently mid build and is due to be ready in October 2026, giving buyers the chance to secure a brand new home ahead of completion. The ground floor offers a spacious kitchen and dining room that works perfectly for everyday routines and entertaining, alongside a separate lounge for more relaxed evenings, supported by a convenient ground floor WC and useful storage. Across the upper floors, the accommodation provides three bedrooms in total, including a principal bedroom with en suite, plus a family bathroom, creating flexible space for families, guests or home working. Outside the home will also benefit from a private rear garden, providing outdoor space to enjoy in the warmer months.

Photography Disclaimer The internal photographs used are from other brand new Britannia Homes properties and are included to

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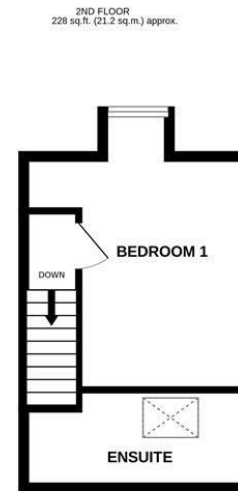
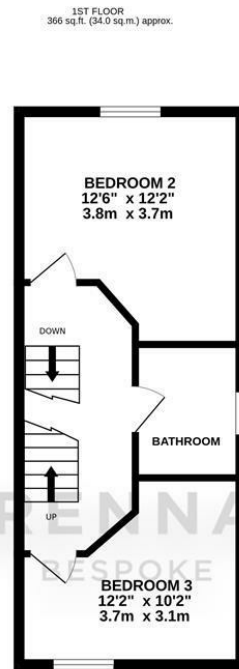
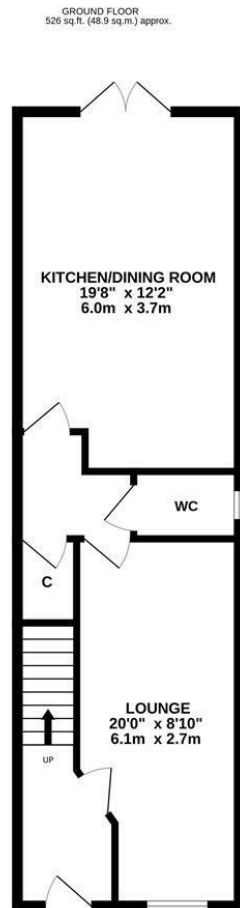


OFFICE ADDRESS

BRENNAN BESPOKE
2 The Tithe Barn Glendon Lodge Farm
Glendon
Kettering
Northamptonshire
NN14 1QF

OFFICE DETAILS

01536 904400
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TOTAL FLOOR AREA : 1121 sq.ft. (104.2 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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LOCAL AUTHORITY

TENURE

Freehold

COUNCIL TAX BAND

VIEWINGS

By prior appointment only

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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements