

Grant Close  
Kettering  
NN15 7RQ

£1,300 Per Month

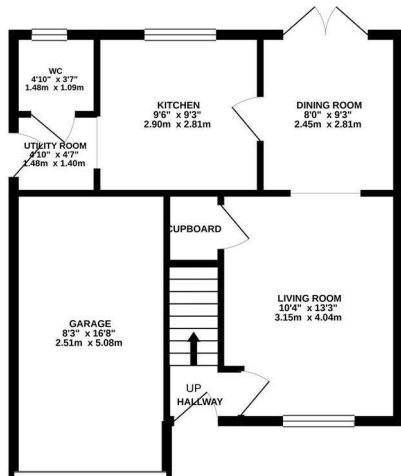


OSCAR JAMES

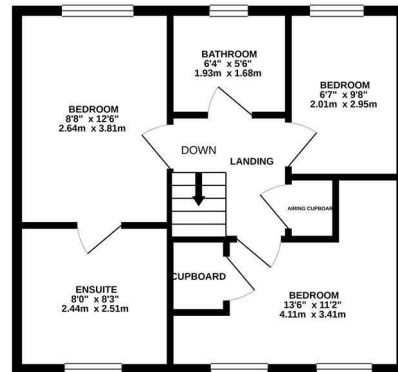
...expect excellence

# FLOOR PLANS

GROUND FLOOR  
530 sq.ft. (49.2 sq.m.) approx.



1ST FLOOR  
467 sq.ft. (43.4 sq.m.) approx.



TOTAL FLOOR AREA : 997 sq.ft. (92.6 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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## AT A GLANCE...



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# WHAT'S GREAT?

A great example of three bedroom detached property on KLV in Kettering.

The property briefly comprises hallway leading to lounge diner with French doors to the garden. Kitchen with granite work surfaces and plenty of storage, utility room and downstairs W.C

To the first floor are three bedrooms, two of which are double in size and master boasting sizeable ensuite shower. Family bathroom with white suite and shower over bath.

The rear garden is split level and a very good size, mostly laid to lawn with side access to the front of the property.

Offered to the market unfurnished and AVAILABLE NOW

Single garage

Off road parking  
Three bedrooms  
DETACHED

Close to superb primary school, local amenities and road links leading out of Kettering.

EPC C  
Council Tax D

...expect excellence



# SELLER'S SECRET



*Why we like it....*

## OSCAR JAMES

1 Newland Street | Kettering | NN16 8JH  
01536 415777  
[www.oscar-james.com](http://www.oscar-james.com)

*To buy or not to buy....*

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