

72 Mill Road  
Kettering  
NN16 0SD

£180,000



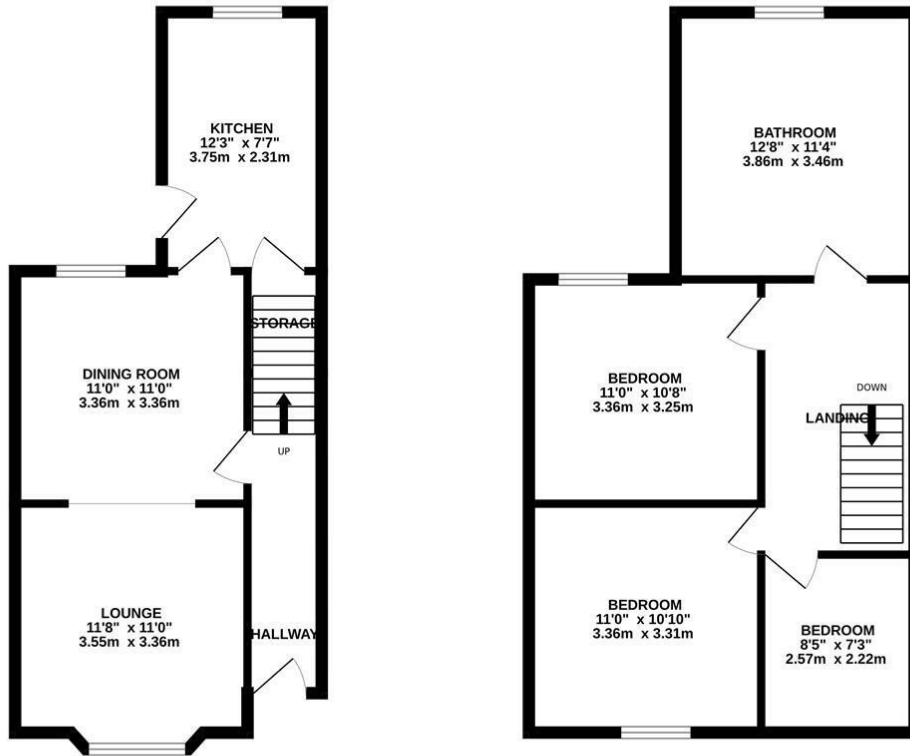
OSCAR JAMES

...expect excellence

# FLOOR PLANS

**GROUND FLOOR**  
410 sq.ft. (38.1 sq.m.) approx.

**1ST FLOOR**  
538 sq.ft. (50.0 sq.m.) approx.



**TOTAL FLOOR AREA: 947 sq.ft. (88.0 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.  
Made with Memopix ©2025



## AT A GLANCE...



Lounge/diner



Modern kitchen



Three bedrooms



Huge four piece bathroom



Secluded garden



On street parking



## WHAT'S GREAT?

A reasonably priced **THREE BEDROOM** mid terrace property situated close to the Kettering town centre and with the benefit of a **FIRST FLOOR BATHROOM**.

This property is immaculately presented and has clearly been well maintained by the current owner. The accommodation comprises of an entrance hall, lounge/diner, refitted kitchen which is a great size with numerous storage cupboards and work top space on the ground floor. To the first floor there are three bedrooms and a huge family

bathroom with both separate shower and bath with WC and sink.

Outside there is a courtyard garden to the front and the rear garden is secluded and peaceful with a brick built outhouse providing storage and patio area for relaxing and entertaining.

Call sole selling agents Oscar James Kettering to make arrangements to view.

...expect excellence



# SELLER'S SECRET

The time is right for me to sell having lived here for approximately 15 years now. Its been an ideal home for me and I hope the new owners make it their own and enjoy it.



## *Why we like it....*

This property has been very well maintained over the years by the current owner, is a great size, an easy rental or first time buy.

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

# OSCAR JAMES

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

---

---

---

---

---