

BRENNAN

BESPOKE



£575,000

Brancey Close

Thrapston, NN14 4FQ

Occupying an enviable position on the sought-after Brancey Close in Thrapston, this impressive four-bedroom detached executive residence enjoys stunning views over the River Nene and the surrounding countryside, offering an exceptional combination of space, privacy, and modern family living. Situated in one of Thrapston's most desirable locations, the property is presented to a high standard throughout and benefits from a thoughtfully designed layout extending to approximately 188m² of internal accommodation. The heart of the home is the magnificent contemporary kitchen and dining space, featuring a striking central island that creates the perfect setting for both everyday family life and entertaining guests. Complementing this is a spacious lounge, a separate sitting room, utility room, and ground floor cloakroom. The first floor provides four well-proportioned bedrooms, including a generous principal suite with en-suite shower room, together with a second en-suite serving Bedroom Three and a modern family bathroom. The property has also been thoughtfully upgraded to improve its environmental credentials, featuring a fully electric setup throughout the home. Outside, the property continues to impress. To the rear, a private electric-gated entrance leads to a substantial driveway providing ample off-road parking and access to the detached double garage, complete with electric roller doors. The private setting enhances the exclusivity of this outstanding home while allowing residents to enjoy the picturesque riverside and countryside outlook. Offered to the market with no onward chain, this exceptional property presents a rare opportunity to acquire a prestigious family home in one of the area's most coveted residential addresses.

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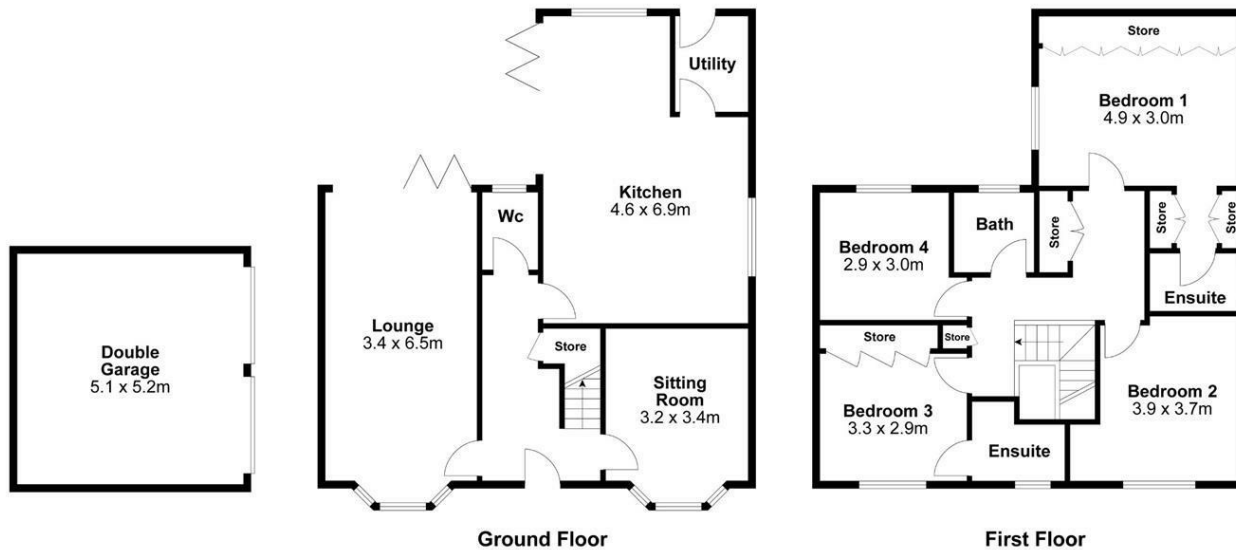
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For identification only not to scale

Internal Area Approx. : 188m²

BRENNAN
BESPOKE

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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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LOCAL AUTHORITY
East Northamptonshire

TENURE
Freehold

COUNCIL TAX BAND
F

VIEWINGS
By prior appointment only

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C		76	83
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
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