



337 Lyveden Way, Corby, NN18 8PH



£379,995

Situated in an enviable position and with a larger than average garden is this FOUR bedroom detached family home. Located a short walk away from both primary schools and the secondary schools as well as the Oakleyvale shops an early viewing is recommended to avoid missing out on this home. The accommodation comprises to the ground floor of an entrance hall, guest W.C, study, bay fronted lounge with log burner, open plan kitchen/diner with island unit and utility room. To the first floor are four good sized bedrooms and a three piece family bathroom, the master bedroom also benefits from built in wardrobes and a three piece en-suite. Outside to the front is a low maintenance resin hardstanding which features a low maintenance planting area with olive tree, gated access and bin storage is provided to the side. To the rear this tiered garden is enclosed by timber fencing to all sides and features two patio areas and a laid lawn with steps leading up to a further laid lawn area, access to the double garage and fishpond. Gated access is provided to the off road parking spaces which are allocated in front of the double garage. The double garage has been converted in a home office/family room and offers a multitude of uses. Call now to view!!.

- COMPLETE CHAIN
- BAY FRONTED LOUNGE WITH LOG BURNER
- UTILITY ROOM AND W.C
- MODERN BATHROOM AND EN-SUITE
- MODERNISED BY THE CURRENT OWNERS
- OPEN PLAN KITCHEN/DINER
- FOUR GOOD SIZED BEDROOMS
- OFF ROAD PARKING FOR MULTIPLE VEHICLES TO THE FRONT AND REAR WITH A DOUBLE GARAGE CURRENTLY USED AS AN HOME OFFICE/FAMILY ROOM
- CLOSE TO PRIMARY AND SECONDARY SCHOOLS
- CLOSE TO SHOPS AND GREEN SPACES

Entrance Hall

Entered via a double glazed door, radiator, stairs rising to first floor, doors to:

Guest W.C

Fitted to comprise a two piece suite consisting of a low level pedestal, low level wash hand basin, radiator, double glazed window to side elevation.

Study

7'4 x 7'1 (2.24m x 2.16m)
Radiator, double glazed window to front elevation.

Lounge

16'9 x 13'9 (5.11m x 4.19m)
Double glazed bay window to front elevation, radiator, Media wall, wood burner, archway to open plan kitchen/diner.







Kitchen/Diner

26'11 x 8'10 (8.20m x 2.69m)

Fitted to comprise a range of base and eye level units with an island unit featuring a single sink and drainer, induction hob with extractor and integrated dishwasher. Further storage and a double electric oven are located separately, double glazed window and French doors to side and rear elevation, archway to:

Utility room

7'4 x 5'9 (2.24m x 1.75m)

With base and eye level units, space for automatic washing machine, space for tumble dryer, space for automatic washing machine, double glazed door to side elevation.





First Floor Landing

Stairs rising from ground floor, airing cupboard, doors to:

Bedroom One

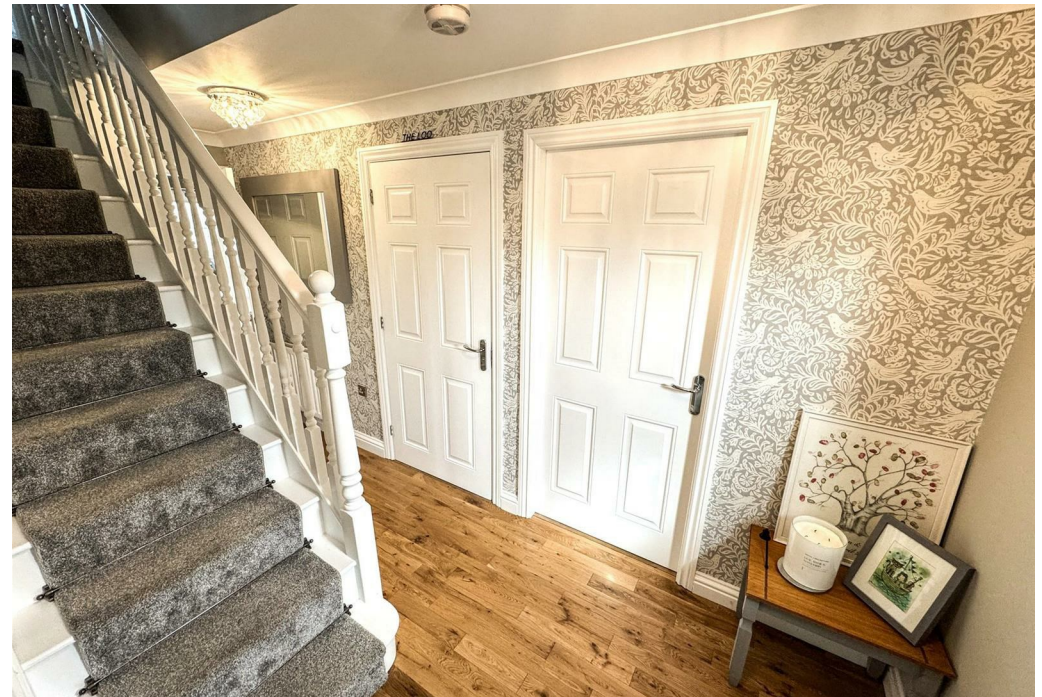
13'9 x 13'1 (4.19m x 3.99m)

Double glazed window to front elevation, radiator, Tv point, door to:

En-Suite

6'5 x 5'11 (1.96m x 1.80m)

Fitted to comprise a three piece suite consisting of a mains feed shower cubicle, low level wash hand basin, low level pedestal, radiator, double glazed window to front elevation.





Bedroom Two

13'9 x 10'2 (4.19m x 3.10m)

Double glazed window to front elevation, radiator.

Bedroom Three

11'1 x 10'6 (3.38m x 3.20m)

Double glazed window to rear elevation, radiator.

Bedroom Four

9'7 x 9'0 (2.92m x 2.74m)

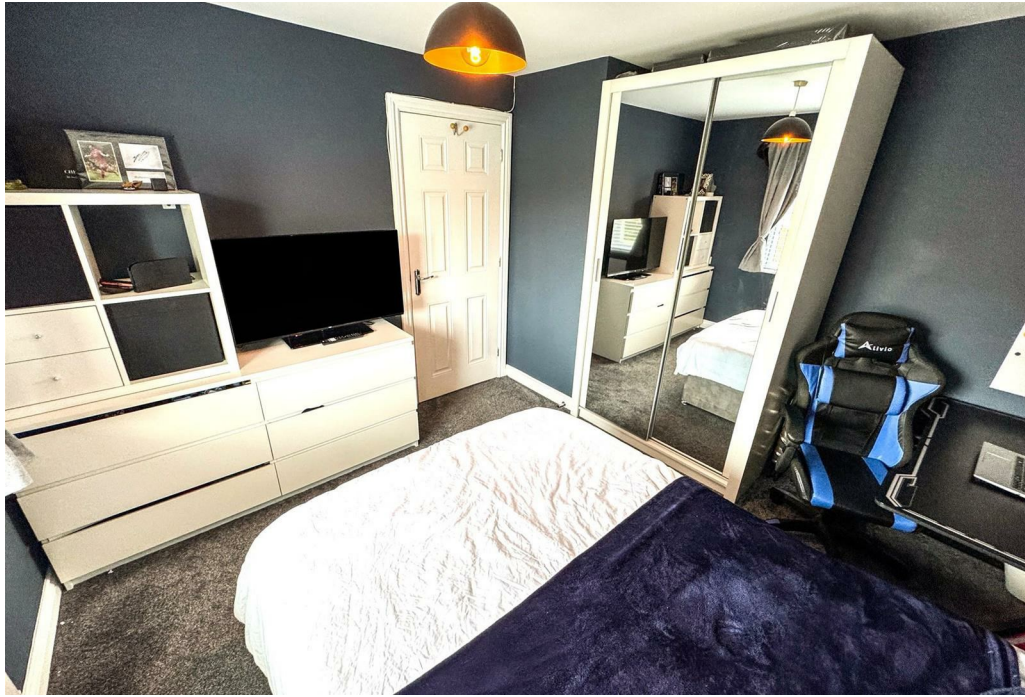
Double glazed window to rear elevation, radiator.

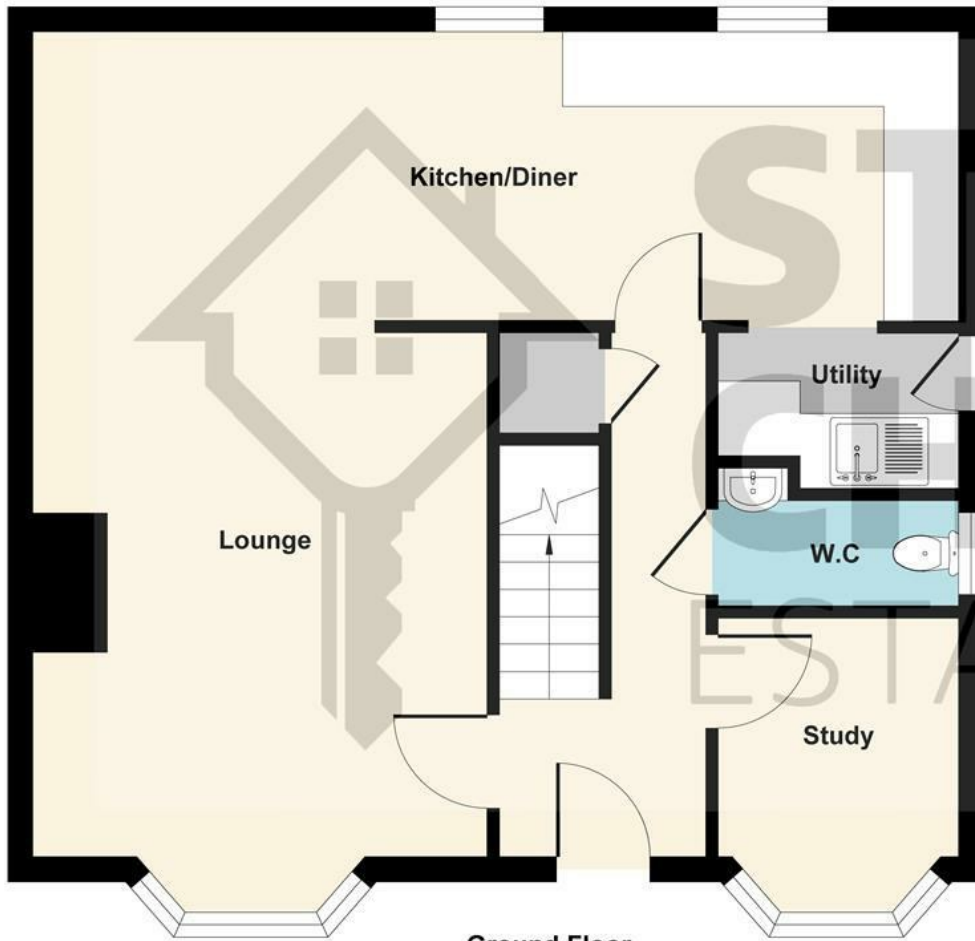
Bathroom

7'6 x 5'6 (2.29m x 1.68m)

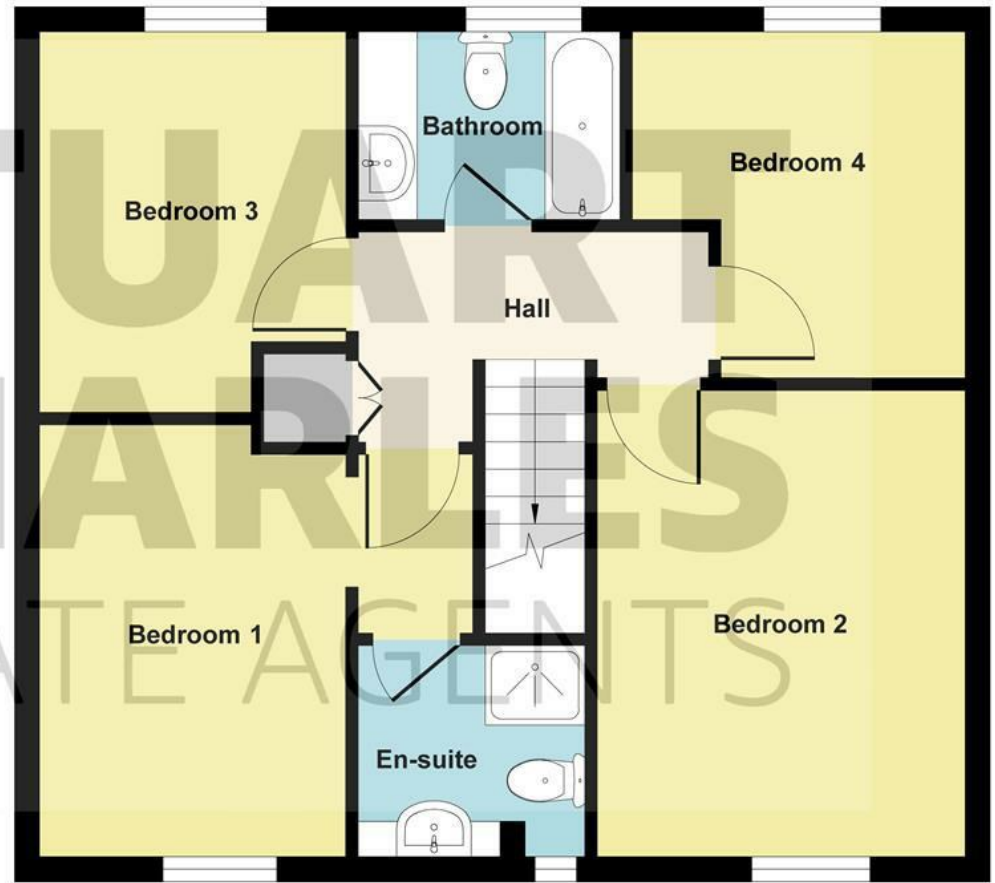
This three piece suite consists of a panel bath, his and hers low level wash hand basin, low level pedestal, radiator, double glazed window to rear elevation.







Ground Floor



First Floor



Outside

Front: A low maintenance resin hardstanding features a small garden area, bin storage and gated access to the rear.

Rear: To the rear this split level garden features a split patio area and laid lawn with steps rising to a further laid lawn, fish pond, gated access to the driveway and French doors into the garage.

Garage: 16'5 x 20'4 : With power and lighting connected, loft access, large storage cupboard, double glazed French doors to garden.

Off road parking is located in front of the double garag

| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | 78 | 82 |
| (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 | |