



**HENDERSON
CONNELLAN**

ESTATE AGENTS

William street, Kettering, NN16

"The Coach House: Beautifully – a very special home"

"The Coach House: Beautifully – a very special home"

Discreetly positioned, hidden away on this desirable street, a short walk from the town centre, this impressive former coach house offers an inspirational, light filled interior full of character. The welcoming interior has a generous reception hall with lovely slate style flooring, guest cloakroom, dual-aspect living with an attractive exposed brick fireplace. The social free flowing, kitchen/dining room with central island is a great space, there is also a versatile snug/Bedroom four. Upstairs, you will find the family bathroom and three generous double bedrooms, the main bedroom benefits from a private ensuite. To the front, a spacious driveway provides parking for two/three cars, a gate leads to a further gravelled area, perfect for seating or an extra parking space, the rear garden is beautifully kept, arranged with easy care in mind with natural stone path and patio, there is a brick outbuilding complete with power and lighting, offering versatile extra space. The heart of the town centre, Rockingham Pleasure Park, schools and amenities. A unique home and a discreet setting.

Living Room - 5.82m x 3.96m (19'1" x 13'0")

Kitchen/Dining Room - 5.94m x 3.99m (19'6" x 13'1")

Dining Room/Bedroom Four - 3.96m x 2.31m (13'0" x 7'7")

Outbuilding - 4.14m x 1.42m (13'7" x 4'8")

Bedroom One - 4.32m x 4.04m (14'2" x 13'3")

Bedroom Two - 4.14m x 3.99m (13'7" x 13'1")

Bedroom Three - 3.07m x 2.95m (10'1" x 9'8")

Bathroom - 3.07m x 2.36m (10'1" x 7'9")

- Gorgeous Character Home
- Beautifully Presented
- Detached
- Tucked Away in a Desirable Location
- Spacious Dimensions Throughout
- Guest Cloakroom
- Three Double Bedrooms
- En-Suite
- EPC RATING: C
- COUNCIL TAX: D

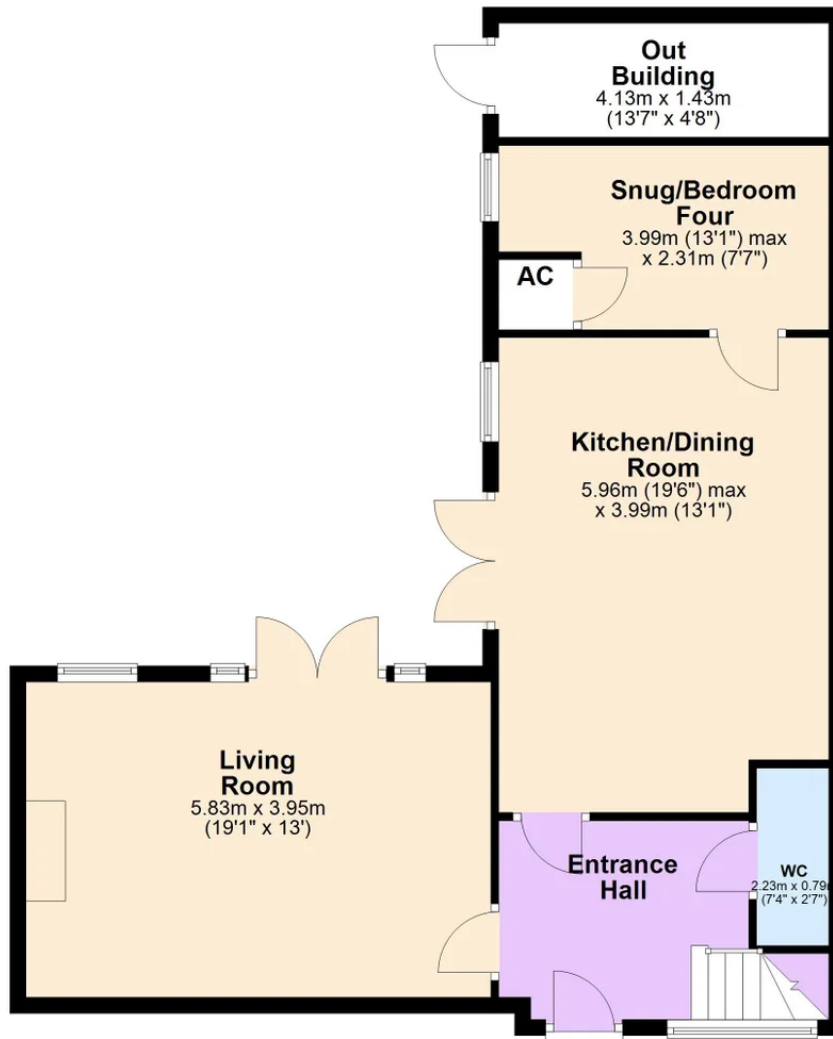
Tenure: Freehold





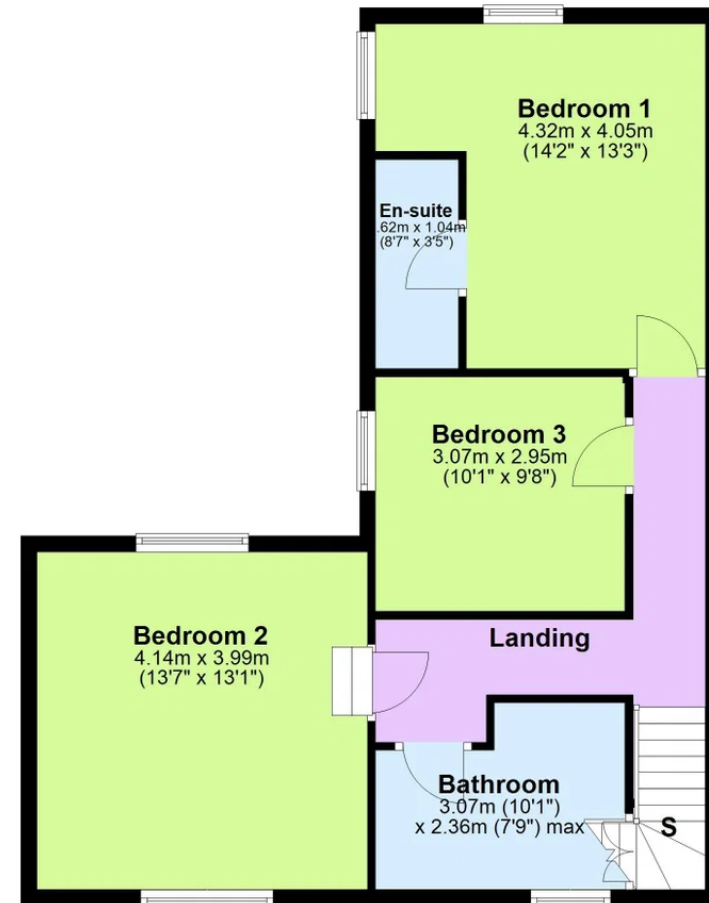
Ground Floor

Approx. 74.6 sq. metres (803.4 sq. feet)



First Floor

Approx. 61.7 sq. metres (663.7 sq. feet)



Total area: approx. 136.3 sq. metres (1467.1 sq. feet)