18 Sapphire Close
Kettering
Offers over £300,000

Freehold







Good Choice are proud to offer for sale with NO UPPER CHAIN, this modern detached property, situated in the popular town of Kettering, near to local amenities and Kettering train station.

Accommodation includes entrance porch, lounge, inner hall, WC and open plan kitchen dining living area. To the first floor are three bedrooms, en-suite and family bathroom. Outside is a rear garden with driveway for two cars and garage to the front. (B/90m2/M)



Key Features:

- NO UPPER CHAIN
- MODERN DETACHED PROPERTY
- OPEN PLAN KITCHEN - DINING - LIVING ROOM
- SEPARATE LOUNGE
- DOWNSTAIRS WC
- THREE BEDROOMS
- EN-SUITE
- FITTED WARDROBES
- FAMILY BATHROOM
- REAR GARDEN
- DRIVEWAY FOR TWO CARS
- GARAGE
- COUNCIL TAX BAND C

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For more property information please see the 'Property Description' page on the Rightmove advert.
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The graph shows this property's current and potential energy rating.

Entrance Porch
Entered via a double glazed front door, radiator and door to the lounge.

Lounge 5.23m max x 3.32m (17'2 x 10'11)
Wood laminate flooring, double glazed window to the front, two radiators, satellite TV point, door to inner hall and door to the kitchen.

Open Plan Kitchen Dining Living Room
Kitchen Diner: 2.38m x 5.76m (7'10 x 18'11)
Tiled flooring, base and wall units, quartz worktops, one and a half stainless steel sink and drainer, fitted dishwasher and washing machine, electric oven/grill, gas hob, stainless steel splash back, extractor, tiling to water sensitive areas, space for a fridge freezer and double glazed window to the rear.
Living Area: 2.8m x 3m (9'2 x 9'10)
Wood laminate flooring, radiator, ceiling fan, double glazed bay window and French doors to the rear.

Inner Hall
Carpet, stairs to the first floor, door to the garage, double glazed door to outside, door to the kitchen and door to the WC.

WC 1.26m x 0.72m (4'1 x 2'4)
Vinyl flooring, radiator, WC, mounted hand basin, double glazed window to the side and tiling to water sensitive areas.

First Floor Landing
Carpet, double glazed window to the side, loft access (basic storage), airing cupboard and doors to:

Bathroom 2.48m x 1.69m (8'2 x 5'7)
Vinyl flooring, bath with shower attachment, WC, pedestal wash basin, radiator, tiling to water sensitive areas and double glazed window to the rear.

Bedroom 1 2.48m max x 4.02m max (8'2 x 13'2)
Carpet, double glazed window to the front, radiator, fitted wardrobes and door to the en-suite.

En-Suite 1.77m x 1.3m (5'10 x 4'3)
Vinyl flooring, shower cubicle, dual flush WC, radiator, pedestal wash basin, double glazed window to the side, tiling to water sensitive areas and extractor.

Bedroom 2 3.55m x 2.59m (11'8 x 8'6)
Carpet, fitted wardrobe, double glazed window to the front and radiator.

Bedroom 3 3.09m x 2.51m (10'2 x 8'3)
Carpet, radiator, double glazed window to the front and fitted wardrobe.

Rear Garden
Fence enclosed, mainly laid to artificial lawn, pergola, block paved patio, shed, shrubs and tap.

Front Garden
Driveway for two cars, gated side access and garage

Garage 4.81m x 2.34m (15'9 x 7'8)
Up and over door, light, power, boiler and door to the inner hall.

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Disclaimer: These property details were prepared in accordance with Consumer Protection Regulations and approved by the sellers. For further property info regarding restrictions/rights of way/easements/covenants please see the property description on the Rightmove listing. Measurements are to be used as a guide only and are not guaranteed to be 100% accurate. The agent may refer Conveyancing providers (Key Conveyancing) for which they receive a referral fee of £200 per transaction. The agent may also refer mortgage advice for which they receive a commission of 25% of the broker's fee.