



Dunlin Drive, Desborough Kettering **Freehold** £280,000 O.I.E.O.

**Pattison
Lane**

Key Features

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- Three Double Sized Bedrooms
- Detached Family Home
- En-Suite to Master
- Stunning Modern Kitchen / Dining Room
- Driveway for Two Vehicles

Nestled within a premier new development in the heart of Desborough, this impressive three-bedroom detached home offers a masterclass in modern family living.

Perfectly positioned, the property strikes a balance between contemporary style and suburban convenience, situated just a short stroll from local shops, highly regarded schools, and excellent commuter links.



The home opens into a welcoming entrance hallway that sets the tone for the rest of the property. The Living Room is a bright and expansive sanctuary designed for relaxation, flooded with natural light. The true heart of the home is the Kitchen / Dining Room. This stunning, high-spec space features sleek cabinetry and integrated premium appliances, including a fridge-freezer and dishwasher. It's a perfect hub for both busy family mornings and evening entertaining. Practicality is tucked away in a dedicated utility room, complemented by a discreet downstairs guest W/C.

The sense of space continues upstairs with a thoughtfully designed layout. The master bedroom is a generous double bedroom featuring built-in storage and a private, contemporary en-suite shower room. Two further well-proportioned double bedrooms offer versatility for a growing family or a sophisticated home office. The family bathroom is a beautifully appointed suite with modern tiling and high-quality fixtures.

To the rear lies a fully enclosed, private garden-an ideal blank canvas for outdoor dining or safe play. The property benefits from a private driveway with comfortable tandem parking for two vehicles.

Viewings are highly advised to appreciate all this family home has to offer!

The accommodation comprises:

ENTRANCE HALL

LIVING ROOM 10'8 x 15'7 (3.26m x 4.74m)

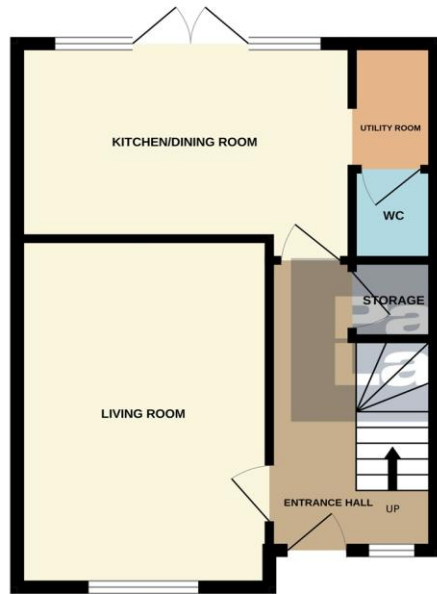
KITCHEN / DINING ROOM 9'8 x 14'2 (2.95m x 4.33m)

UTILITY ROOM 3'6 x 5'7 (1.06m x 1.70m)

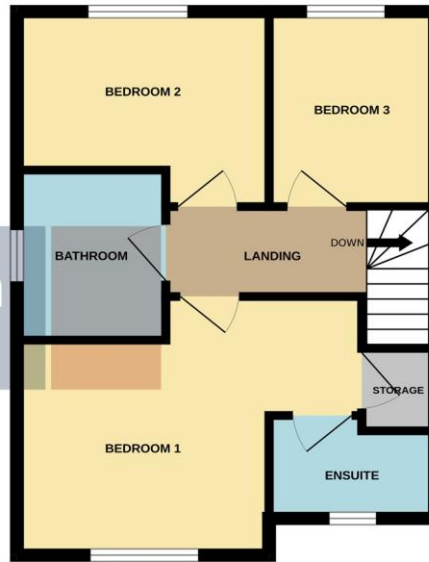
CLOAKROOM



GROUND FLOOR



1ST FLOOR



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.
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FIRST FLOOR LANDING

BEDROOM ONE 9'8 x 9'6 (2.94m x 2.9m)

ENSUITE

BEDROOM TWO 8' x 10'2 (2.44m x 3.11m)

BEDROOM THREE 9'4 x 7'6 (2.85m x 2.28m)

BATHROOM

OUTSIDE

FRONT GARDEN

DRIVEWAY

REAR GARDEN

AGENTS NOTE:

Electric point and solar panels installed

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks.

Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

To view this property call Pattison Lane on:
01536 430527

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