

# 5 Parry Drive

Corby, NN18 8TP

Simpson West

A beautifully presented three bedroom detached home, occupying a generous plot in a highly sought after cul de sac within the popular Lyveden Fields development in Oakley Vale.

Rarely available, this attractive three bedroom family home offers spacious, well appointed accommodation, generous off road parking and beautifully maintained, low maintenance gardens, making it an ideal choice for families and those seeking modern living in a desirable location.

Upon entering, a welcoming reception hall, bright and spacious living room featuring an attractive bay window, and a superb kitchen/dining room. The kitchen offers a range of integrated appliances, ample storage and generous dining space, complemented by a separate utility room for added practicality as well as providing access to a convenient downstairs cloakroom/WC.

To the first floor are three generously proportioned bedrooms. The impressive principal bedroom benefits from a dedicated dressing area with fitted wardrobes and a stylish refitted en-suite shower room. A beautifully refitted family bathroom serves the remaining bedrooms.

Externally, the property continues to impress. The attractive, low maintenance landscaped gardens are a particular highlight, featuring a stunning Indian sandstone patio, perfect for outdoor dining, entertaining and relaxing. To the front, the garden has been thoughtfully designed with block paved driveway providing off road parking for several vehicles.

Combining a desirable cul de sac position, generous accommodation and beautifully presented outdoor space, this exceptional home must be viewed to be fully appreciated.

Early viewing is highly recommended to avoid disappointment!

DISCLAIMER - GARDEN PHOTOS HAVE BEEN ENHANCED TO ADD ARTIFICIAL LAWN WHICH CURRENT OWNERS WILL BE ADDING TO GARDEN

EPC Rating: B, Council Tax Band: C

£285,000

3 2 2





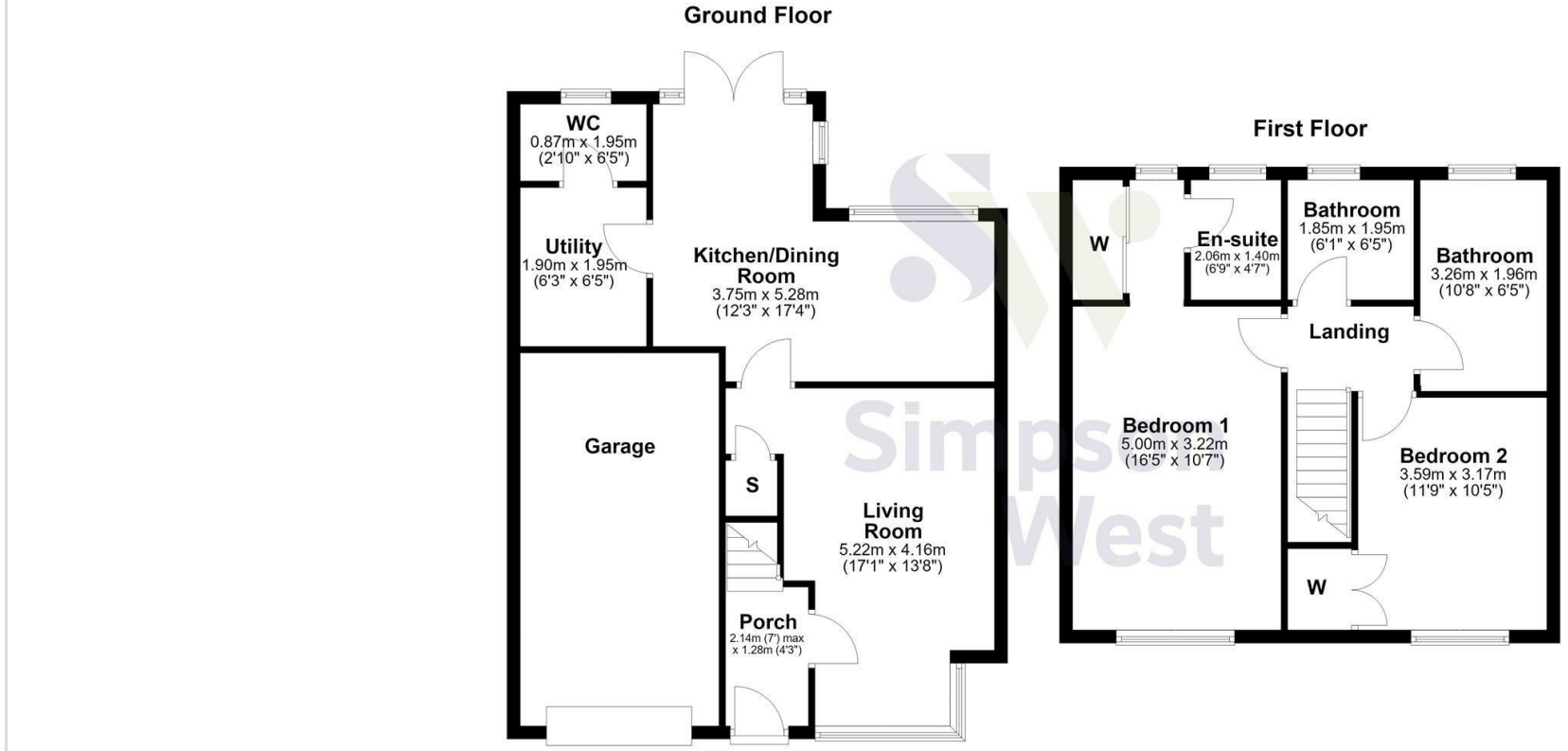




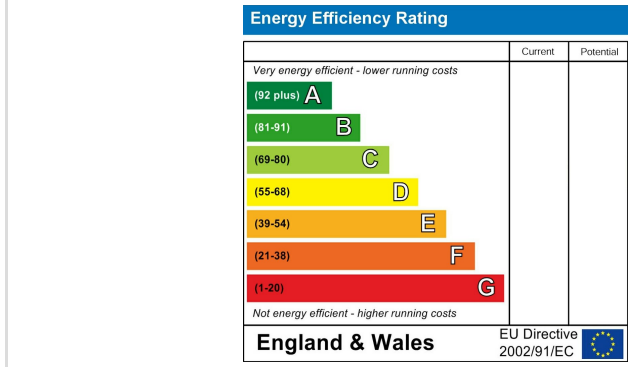




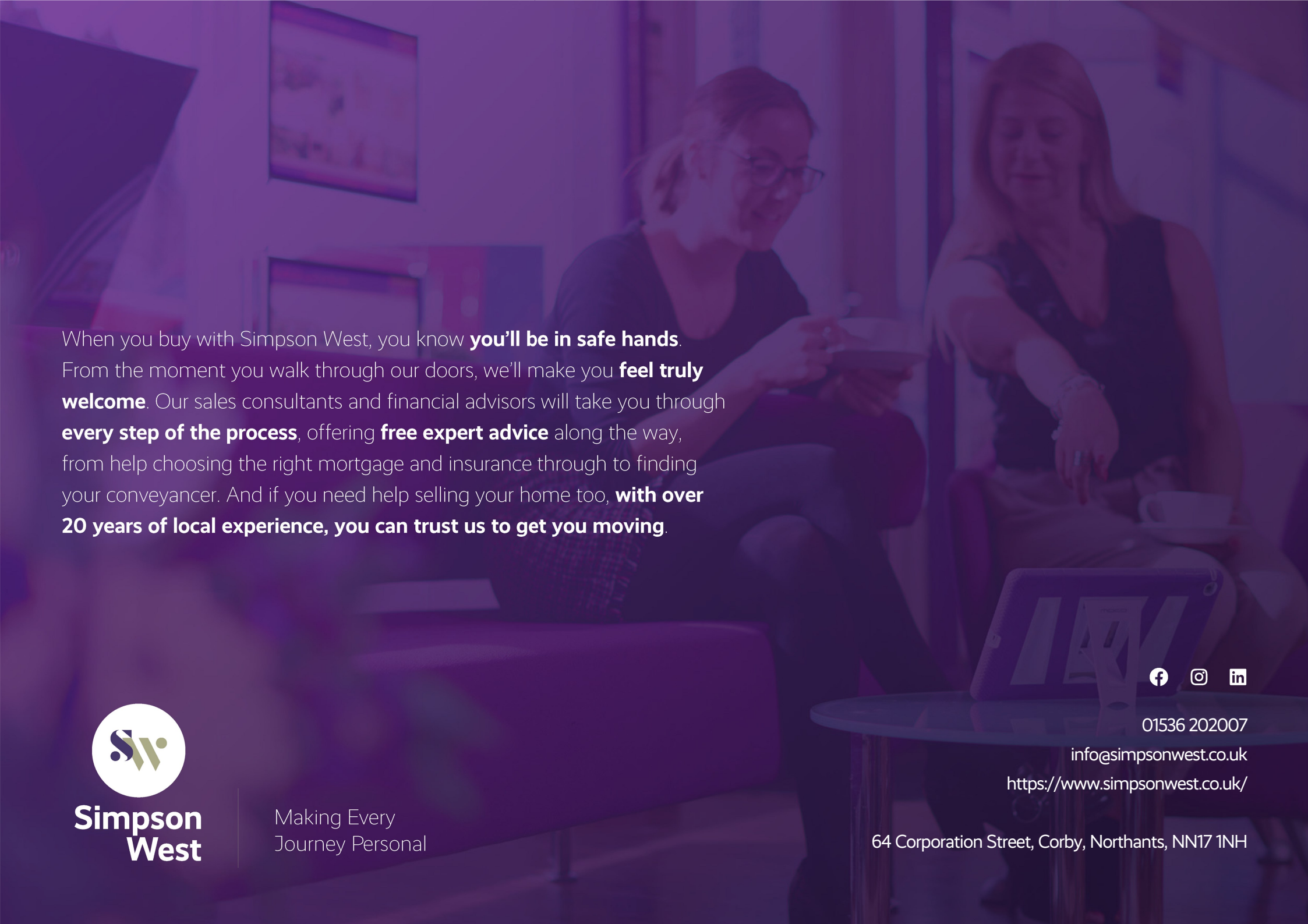
Simpson West


Ground Floor
WC
0.87m x 1.95m
(2'10" x 6'5")
Utility
1.90m x 1.95m
(6'3" x 6'5")
Kitchen/Dining Room
3.75m x 5.28m
(12'3" x 17'4")
Garage
S
Living Room
5.22m x 4.16m
(17'1" x 13'8")
Porch
2.14m (7') max
x 1.28m (4'3")
First Floor
W
En-suite
2.06m x 1.40m
(6'9" x 4'7")
Bathroom
1.85m x 1.95m
(6'1" x 6'5")
Bathroom
3.26m x 1.96m
(10'8" x 6'5")
Landing
Bedroom 1
5.00m x 3.22m
(16'5" x 10'7")
Bedroom 2
3.59m x 3.17m
(11'9" x 10'5")
W




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





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