

HENDERSON CONNELLAN

ESTATE AGENTS

Gough Close, Kettering NN15

"A Walk In The Park"

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Is exactly what you could enjoy each day with the lovely open parkland space moments from this fabulous link-detached home, nestled within a small, select cul-de-sac. It's not just the park within easy reach so are a wealth of amenities including shops, a chemist, schools and a doctor's surgery, as well as easy access to the town centre with nearby bus routes and Wicksteed Park. The well-presented interior benefits from gas central heating and UPVC double glazing to include an entrance hall, a free-flowing living room, dining room and kitchen with select integrated appliances and doors opening onto the garden. There is an additional versatile room which could be used as a study/snug or utility space, with a door into the integral garage. Upstairs, the landing, with an airing cupboard leads to three bedrooms - two of which are double in size - the third benefitting from useful over-stairs storage and a principal bathroom. Outside, there is parking for two cars and a neatly kept front garden and the rear garden is a great size with seating areas perfect for summer outdoor living. Parklife awaits!

- Parkland Adjacent
- Gas Central Heating and UPVC Double Glazed Windows
- Three Bedrooms and Principal Bathroom
- Free Flowing Living/Dining/Kitchen
- Snug/Study/Utility Space behind the Garage
- Sought After Location of Ise Lodge
- Well Maintained Rear Garden with Decking
- Off Road Parking for Two Cars
- EPC RATING: PENDING
- COUNCIL TAX: C

Council Tax Band: C

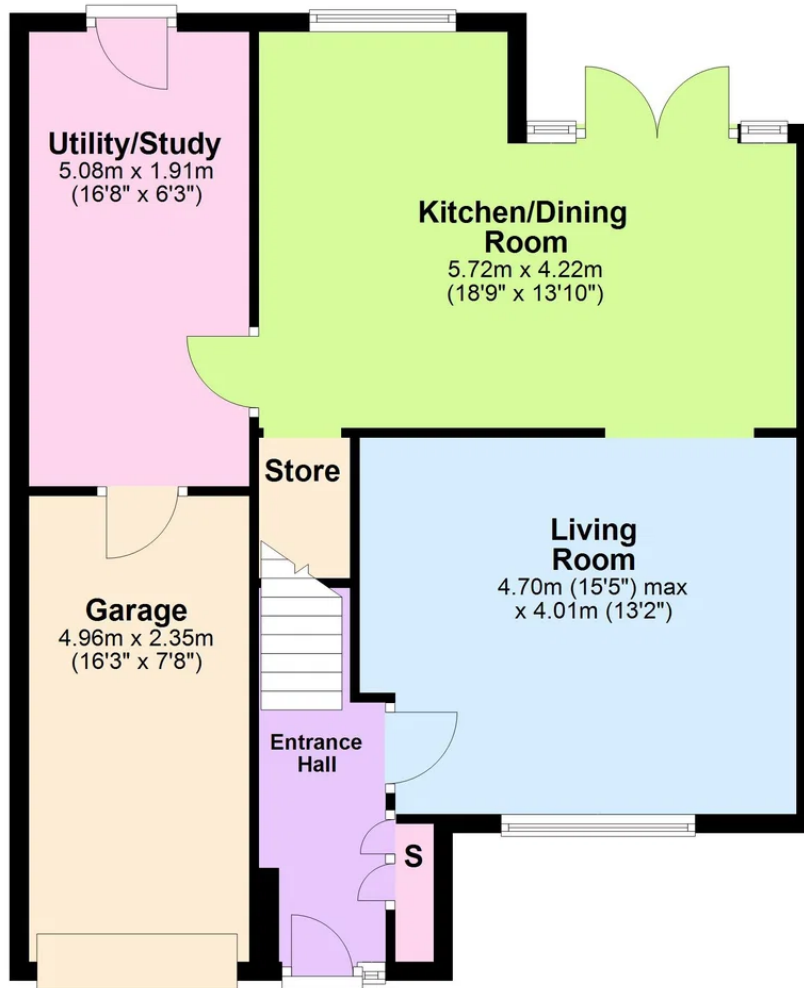
Tenure: Freehold





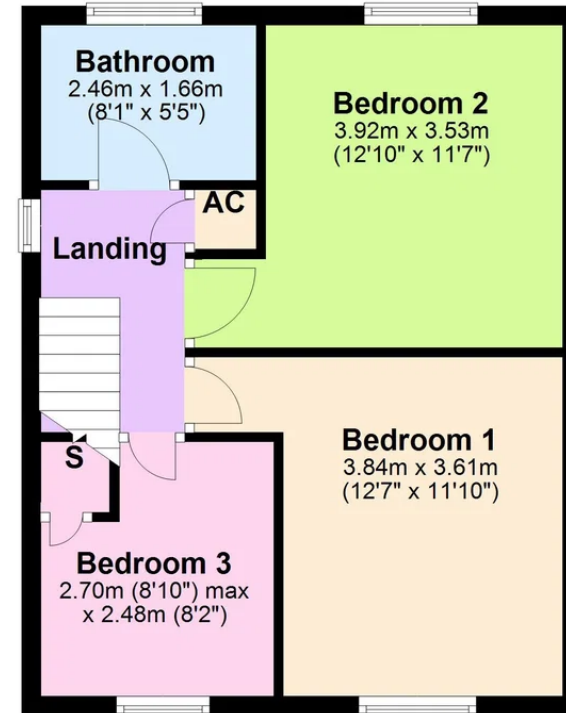
Ground Floor

Approx. 69.6 sq. metres (748.7 sq. feet)



First Floor

Approx. 40.4 sq. metres (435.1 sq. feet)



Total area: approx. 110.0 sq. metres (1183.8 sq. feet)



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Disclaimer: These particulars do not form part of any offer or contract and should not be relied upon as statements or representations of fact. Any areas, measurements of distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.

