



Thornton Avenue, Kettering **Freehold** £325,000

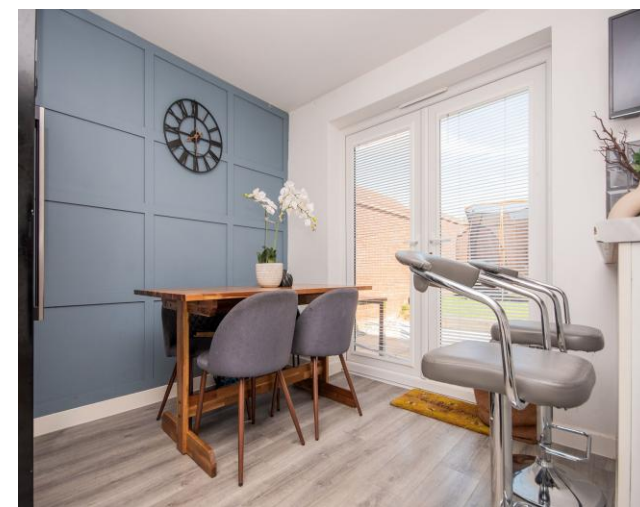
**Pattison
Lane**

Key Features

3 2 B D

- Three Bedroom Detached Home
- En Suite to Master Bedroom
- Garage & Driveway
- Modern Kitchen / Dining Room
- Utility Room and Downstairs WC

Welcome to the market, occupying a commanding corner plot position within the highly regarded Hanwood Park development, this beautifully presented three-bedroom detached family home offers an exceptional blend of space, style, and practicality.



The property opens into a bright and inviting entrance hallway. The generous living room provides a spacious yet cozy environment for family relaxation. Toward the rear is the true hub of the home: a contemporary open-plan kitchen and dining room, flooded with natural light and designed for seamless family meals and entertaining. Just off the kitchen, a separate utility room keeps noisy laundry appliances tucked away.

The first floor boasts three double sized bedrooms, ensuring ample room for growing families or a dedicated home office. The master bedroom functions as a private retreat, benefiting from its own sleek en-suite shower room. The remaining double bedrooms are serviced by a pristine, modern family bathroom.

To the rear sits a large, beautifully maintained garden, mostly laid to lawn with a patio area ideal for alfresco dining. Further benefits include a single garage and a private driveway that comfortably accommodates two vehicles.

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

The accommodation comprises:

ENTRANCE HALL

CLOAKROOM

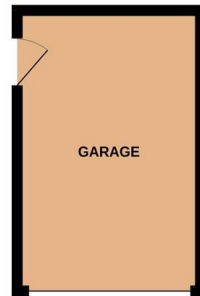
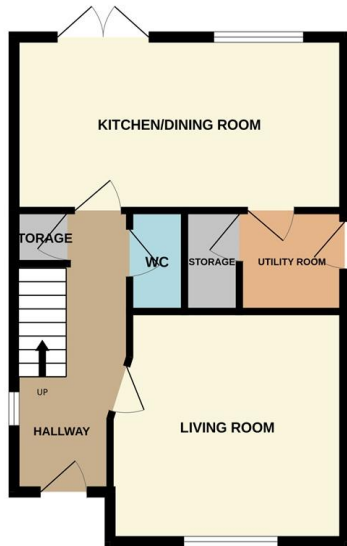
LIVING ROOM 12'8 x 12'3 (3.86m x 3.73m)

KITCHEN / DINING ROOM 17'11 x 9'3 (5.46m x 2.81m)

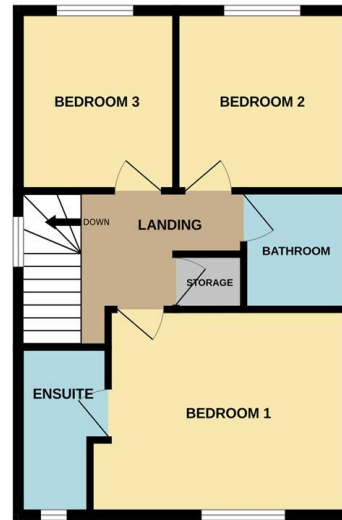
UTILITY ROOM 5'4 x 5'8 (1.62m x 1.72m)



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 12'11 x 10'8 (3.93m x 3.25m)

EN SUITE

BEDROOM TWO 9'2 x 9'6 (2.79m x 2.89m)

BEDROOM THREE 8'6 x 9'6 (2.59m x 2.89m)

BATHROOM

OUTSIDE

FRONT GARDEN

GARAGE 9'11 x 19'11 (3.02m x 6.07m) & DRIVEWAY

REAR GARDEN

Agents Note

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 524425

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