



17 Yardley Close, Corby, NN17 2YE

£254,750

Stuart Charles are delighted to offer FOR SALE this THREE bedroom detached family home located in the popular Shire Area of Corby. Located a short walk away from multiple schools and shops. The accommodation comprises to the ground floor of an entrance hall, lounge, kitchen/breakfast room, ground floor bedroom/family room and a wet room. To the first floor are three good sized bedrooms, a three piece family bathroom and a three piece en-suite to the master bedroom. Outside to the front is a block paved area a driveway which provides off road parking. To the rear a patio area leads onto a low maintenance laid lawn while the entire garden is enclosed by timber fencing to all sides. Call now to view!!.

- NO CHAIN
- KITCHEN/BREAKFAST ROOM
- GROUND FLOOR WET ROOM
- THREE PIECE FAMILY BATHROOM
- WALKING DISTANCE TO SHOPS

- GOOD SIZED LOUNGE
- FAMILY ROOM/BEDROOM FOUR
- THREE BEDROOM
- OFF ROAD PARKING FOR MULTIPLE VEHICLES
- CLOSE TO PRIMARY AND SECONDARY SCHOOLS

Entrance Hall

Entered via a double glazed door, radiator, door to:

Lounge

16'0" x 10'0" (4.88m x 3.05m)

Double glazed window to front elevation, radiator, tv point, telephone point, doors to:

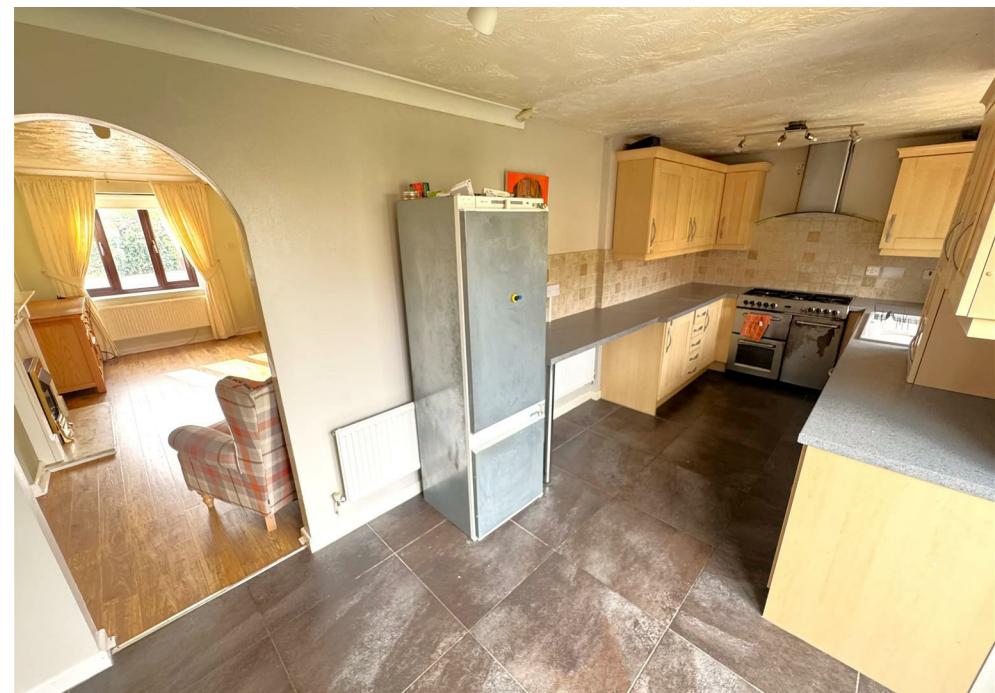
Kitchen/Breakfast Room

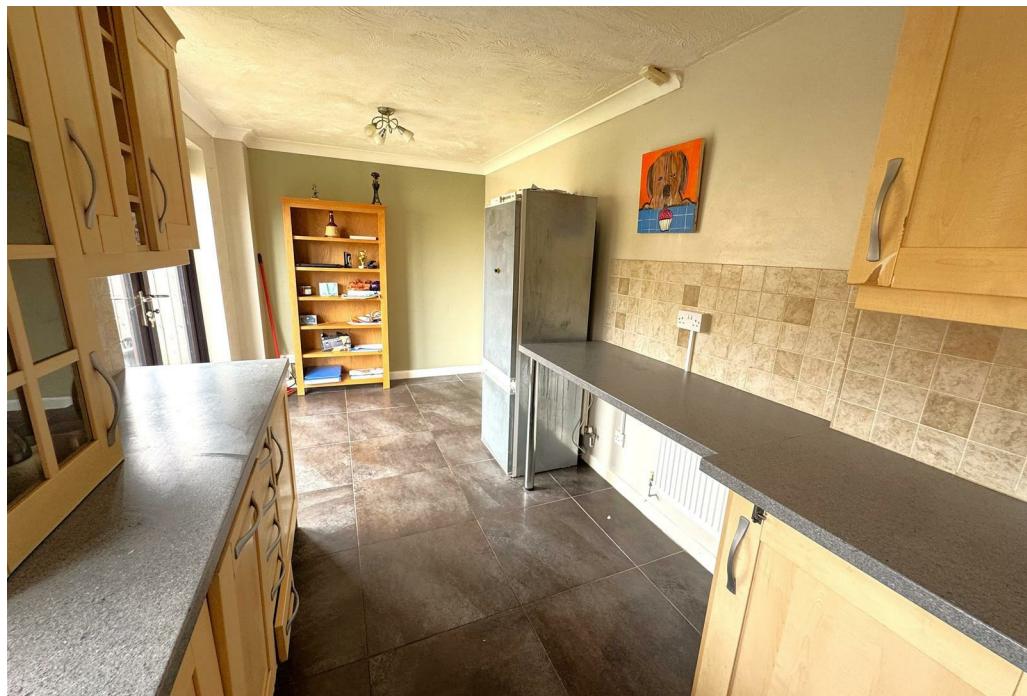
19'4 x 7'8 (5.89m x 2.34m)

Fitted to comprise a range of base and eye level units with a single sink and drainer, hob with extractor fan, electric oven, space for dishwasher, space for fridge/freezer, space for automatic washing machine, double glazed window to rear elevation, double glazed french doors to rear elevation.

Bedroom Four/Family Room

17 x 8'4 x 7'6 (5.18m x 2.54m x 2.29m)







Wet Room

6'4 x 4'6 (1.93m x 1.37m)

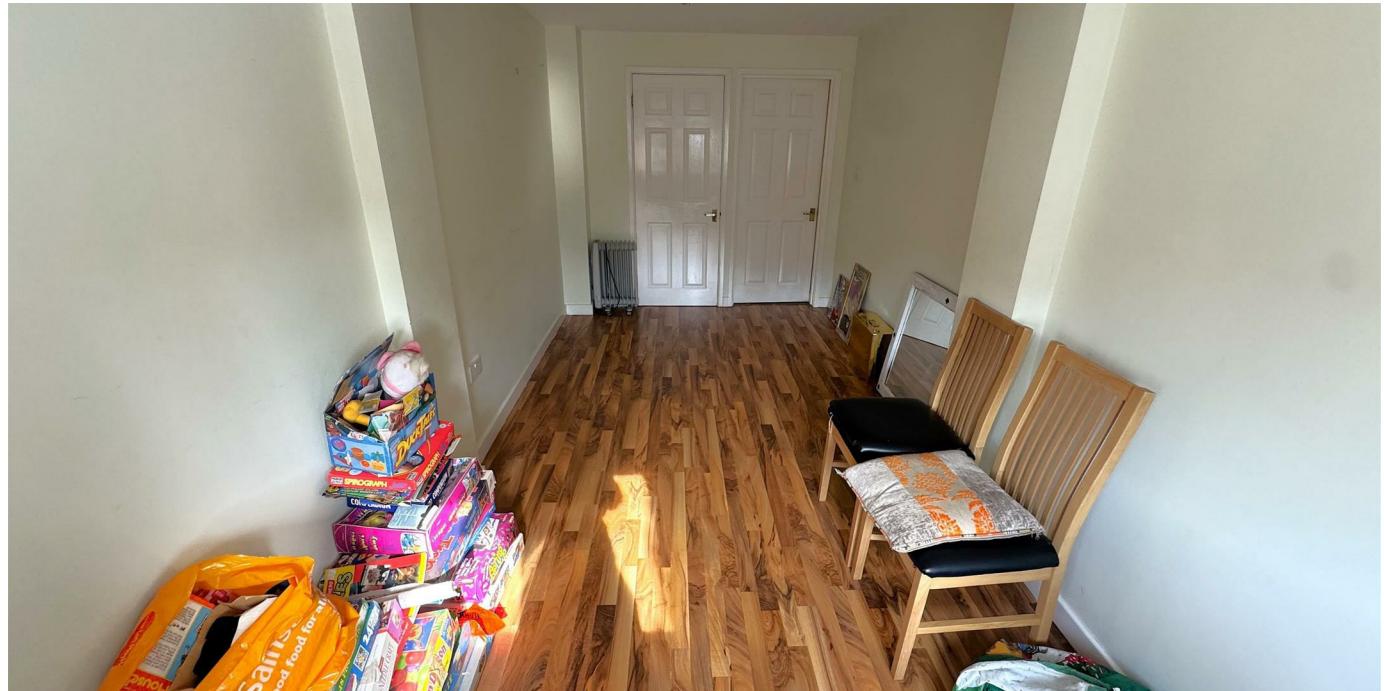
Fitted to comprise of a low level pedestal, low level hand wash basin, walk in shower, double glazed window to side elevation, radiator.

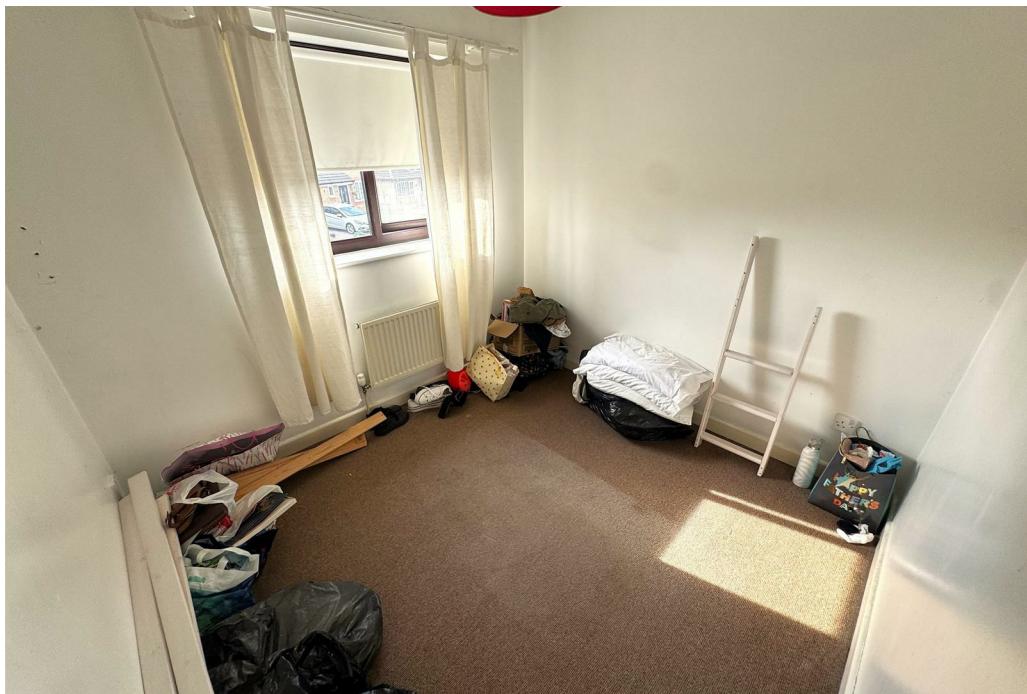
First Floor Landing

Bedroom One

10'6 x 10'6 (3.20m x 3.20m)

Double glazed window to rear elevation, radiator, built in double wardrobes, tv point, door to:





En-Suite

5'4 x 5 (1.63m x 1.52m)

Re-Fitted to comprise a three piece suite consisting of a mains feed shower cubicle, low level pedestal, low level wash hand basin, radiator, double glazed window to side elevation.

Bedroom Two

11'6 x 10'6 (3.51m x 3.20m)

Double glazed window to front elevation, radiator

Bedroom Three

10' x 8'6 x 8'6 (3.05m x 2.59m x 2.59m)

Double glazed window front elevation, radiator



Bathroom

8 x 6'4 (2.44m x 1.93m)

Re-Fitted to comprise a three piece suite consisting of a panel bath with mixer shower tap over, low level pedestal, low level wash hand basin, radiator, double glazed window to rear elevation.

Outside

Front: A large block paved driveway provides off road parking for multiple vehicles, mature tree and low maintenance laid lawn, gated access is provided to the rear.

Rear: A large patio area leads onto a large laid lawn and is enclosed by timber fencing to all sides.



Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)		
A		
(81-91)	B	
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-10)	G	
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC