



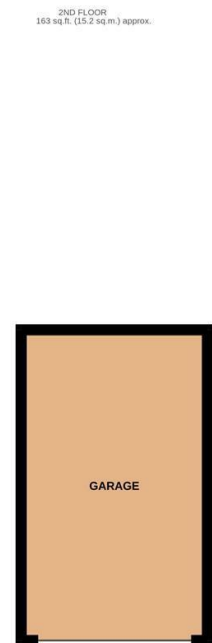
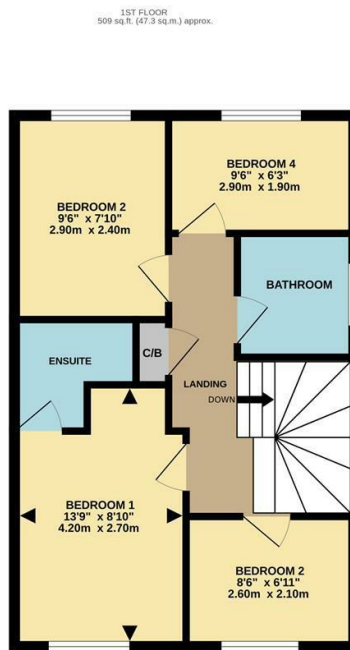
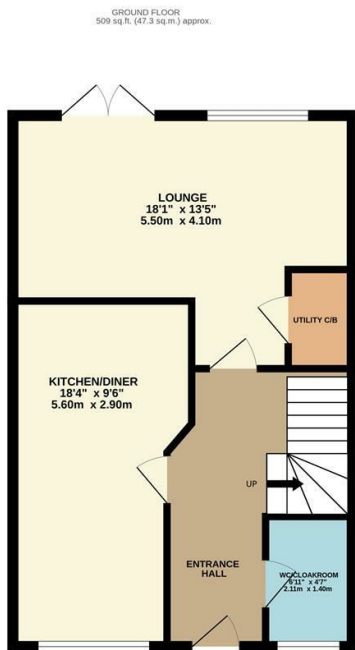
14 Banbury Road, Barton Seagrave, Kettering NN15 4AQ

Offers Over £350,000

Lucas Estate Agents are pleased to be offering this fantastically upgraded new build property to the market boasting over 8 years of NHBC warranty left, manicured garden and single garage. Walking into the front door you are welcomed into a wide hallway with a door to the right into the guest WC. This spacious room doubles as a cloakroom and WC and has space for coat and shoe units. The kitchen/diner on the other side of the hallway is a great space with room for a large dining table alongside a well set out kitchen. The kitchen itself has many features including plenty of eye and base level units with an electric oven with gas hob as well as built in dishwasher and fridge/freezer. Into the lounge you will find a large space with room for multiple sofas and a feature media wall that has been recently added. Double doors from the lounge take you onto the garden patio. There is a utility cupboard in the lounge which has water and plumbing for a washing machine and houses the boiler. Upstairs you will find 4 bedrooms, the master bedroom featuring an ensuite shower room and space for wardrobes. Bedroom 2 is a double room with views over the back of the property. Bedroom 3 is currently set up as a dressing room with bedroom 4 being used as a study. Both rooms are a good size for single beds/bunks along with wardrobes. The family bathroom is laid out with a bath and shower over, sink and WC.

Tenure: Freehold
Energy Rating: B
Council Tax Band: D

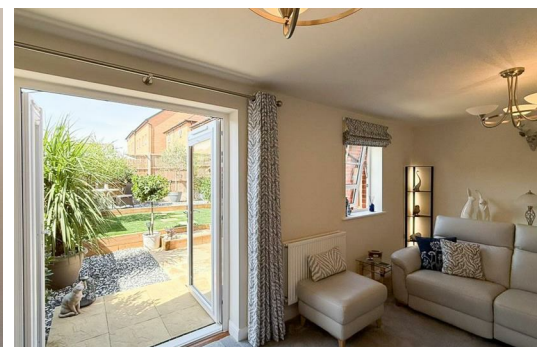
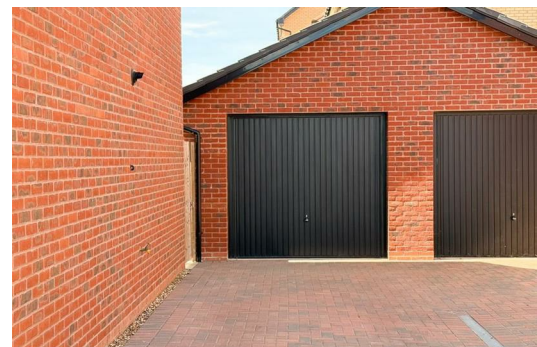
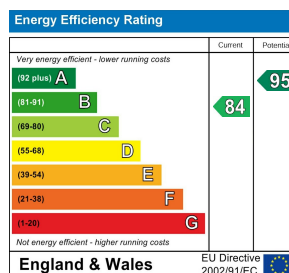
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TOTAL FLOOR AREA: 1181 sq.ft. (109.7 sq.m.) approx.

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.
Made with Metropix 62026

- 4 Bedroom Detached Property With Garage and Parking
- Over 8 years on the NHBC Warranty
- Landscaped Rear Garden
- Media Wall
- Large Lounge with Doors onto Patio
- Ensuite to Master Bedroom



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Important: We would like to inform prospective purchasers that these sales particulars have been prepared in good faith as a general guide only. A survey has not been carried out, nor the services, appliances and fittings tested. All measurements are approximate; sizes should not be relied upon for furnishing, or any other purposes. Floor plans are for guidance and illustration purposes only and are not to scale. Photos are taken with a wide angle lens. Items shown in the photographs are expressly excluded unless agreed otherwise in writing. If there are any matters likely to affect your decision to buy, please contact us before viewing the property and clarify all matters prior to offer. L786

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