



Braithwaite Close, Kettering **Freehold** £190,000 O.I.E.O.

**Pattison
Lane**

Key Features

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- Two Bedroom Mid Terrace Home
- NO ONWARD CHAIN
- Bay Fronted Lounge
- Situated on the Leisure Village Development
- Off Road Parking

Perfectly positioned within a quiet, private cul-de-sac on the highly sought-after Leisure Village development, this exceptional two-bedroom home is a true standout. Having been comprehensively refurbished by the current owner, the property is presented in immaculate, turn-key condition.

Offered to the market with the distinct advantage of NO ONWARD CHAIN, it presents an effortless opportunity for first-time buyers seeking a pristine starter home, or astute investors looking for a highly rentable, hassle-free addition to their portfolio.



Further elevating this property's appeal are welcoming gardens to both the front and rear, alongside the rare premium of dedicated off-road parking for two vehicles.

Early viewing is highly recommended to fully appreciate the quality and finish on offer.

The accommodation comprises:

ENTRANCE HALL

LOUNGE 12'11 max narrowing to 9'10 x 13'3 plus bay (3.93m narrowing to 2.99m x 4.03m)

KITCHEN / DINING ROOM 12'10 x 7'5 (3.91m x 2.26m)

FIRST FLOOR LANDING

BEDROOM ONE 10'9 max plus wardrobe x 9'6 (3.27m x 2.89m)

BEDROOM TWO 11'5 max x 6'4 (3.47m x 1.93m)

BATHROOM

OUTSIDE

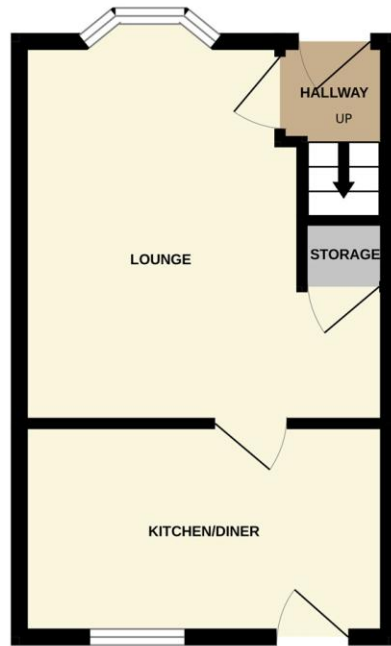
FRONT GARDEN

REAR GARDEN

DRIVEWAY



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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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

Selling your property?

Contact us to arrange a **FREE** home valuation.

 01536 524425

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1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: KPL207054 - 0005

