

Floor Plans

Dimensions

Reception Room
4 x 3.5 (13'1" x 11'5")

Dining Room
3.8 x 3.1 (12'5" x 10'2")

Kitchen
4 x 3.5 (13'1" x 11'5")

Garden Room
4.1 x 1.8 (13'5" x 5'10")

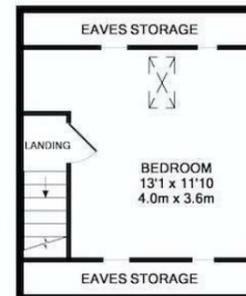
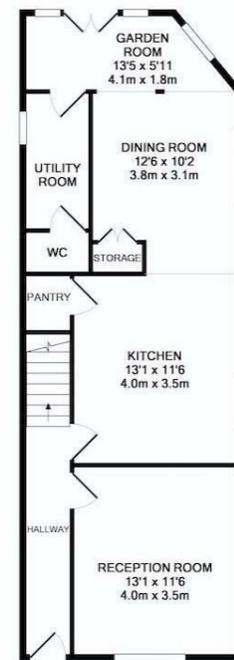
First Bedroom
4 x 3.6 (13'1" x 11'9")

Second Bedroom
4 x 3 (13'1" x 9'10")

Third Bedroom
4 x 2.8 (13'1" x 9'2")

Fourth Bedroom
3.8 x 2.1 (12'5" x 6'10")

Bathroom
3 x 2 (9'10" x 6'6")



2ND FLOOR
APPROX. FLOOR
AREA 265 SQ. FT.
(24.6 SQ. M.)



10, Kettering Road, Geddington, NN14 1AW

£269,950

Whilst every attempt has been made to ensure the accuracy of the floor plan and details 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 have no guarantee as to their operability or efficiency can be given. Floor plan made with Metropix 2014. Fixtures and fittings may vary at point of sale.

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CHRIS GEORGE
THE ESTATE AGENT

In Brief

Style- End terrace cottage

Reception Rooms – 2

Bedrooms – 4

Bathrooms - 1

Outside – Enclosed west facing rear garden

Location – Geddington

Improved by current vendors is this spacious and extended 4 double bedroom, end terrace cottage. With accommodation spread over 3 floors, the property boasts a downstairs WC and utility room, an open plan kitchen dining room, a recently refitted bathroom and a west facing garden opening onto open fields.

Where it is...

Shops – Local village shops – 0.3 miles

Train – Kettering Midlands Main Line station – 4.5 miles

Link Roads – A14

Schools –

Primary – Geddington Primary School
Secondary – Bishop Stopford School
Private – St Peters School Kettering

• The above is for information and guide purposes only *



Why you'll like it...

Improved by current vendors is this spacious and extended 4 double bedroom, end terrace cottage. With accommodation spread over 3 floors, the property boasts a downstairs WC and utility room, an open plan kitchen dining room, a recently refitted bathroom and a west facing garden opening onto open fields.

The property is entered into the main hallway where you will find access to the lounge, the kitchen diner and stairs rising to the first floor

The lounge boasts a feature open fireplace with timber surround and a window to the front with a shutter blind.

The kitchen dining room is an excellent space that flows into a garden room. Here you will find access to the garden and a door to the utility room and in turn the downstairs WC. There is also access to a good size under stairs cupboard which has ample space for a fridge freezer and is used as a pantry.

The kitchen is fitted with a breakfast bar, a range of base and eye level units, with butchers block work surfaces, a double porcelain Belfast style sink, a 5 ring gas hob with extractor hood over, integrated eye level oven and microwave, integrated fridge and plumbing for a dishwasher.

The dining area has ample space for a table or can be used as a further family/ reception area and leads through archways to double doors leading out to the garden. The kitchen dining room has flag stone style flooring with underfloor heating.

The utility room has a worktop counter with plumbing for a washing machine and space for a tumble drier. The Cloakroom is fitted with a low level WC and wash hand basin.

To the first floor you will find access to 3 double bedrooms, the family bathroom and stairs rising to the second floor. The spacious landing has a useful recess ideally used as study area. The family bathroom has been recently refitted with a stunning 4 piece suit comprising; bath, wash hand basin, low level WC and double walk in shower cubicle. It is part tiled, and offers spotlights to the ceiling and a heated towel rail.

The top floor houses a further double bedroom, with a velux skylight looking out to the fields at the rear. There is ample eaves storage.

Externally, the property is well set back from the road with a front garden enclosed by a dwarf brick wall. Gated access from the side of the property leads to the rear where you will find a beautiful garden, mainly laid to lawn, enclosed on one side by timber fencing and a brick/stone wall to the other.

EPC rating - E



The Owners Secret

