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Viking Close, Kettering

Offers in Region of £240,000 Freehold

BELVOIR!

EPC Rating D. Council Tax B.



Offered to the market with no onward chain, is this three-bedroom semi-detached residence is situated in the popular Brambleside area of Kettering, making it an ideal purchase for first-time buyers, growing families, or investors.

The accommodation begins with a welcoming entrance leading into a bright & spacious lounge, enhanced by a charming bay window that fills the room with natural light. To the rear of the property is a generous breakfast kitchen, providing ample space for dining & benefiting from a useful understairs storage cupboard.

The first floor comprises three well-proportioned bedrooms & a family bathroom, offering comfortable accommodation for modern family living.

Outside, the property enjoys an enclosed rear garden featuring a patio seating area, ideal for outdoor entertaining, along with a garden shed providing additional storage.



Conveniently located close to local schools, amenities, and transport links, this attractive home presents an excellent opportunity to acquire a property in a sought-after residential location.

Hall

Carpet to flooring, radiator, ceiling light, stairs rising to first floor.

Living Room

4.68m x 3.18m (15'5" x 10'5")

Double glazed bay window to front, carpet to flooring, ceiling light, radiator.

Kitchen/Diner

4.17m x 2.79m (13'8" x 9'2")

Double glazed door opening to garden, double glazed window to rear. Kitchen comprising of wall & base units, stainless steel sink with drainer, freestanding gas cooker, space for washing machine, space for under counter appliance, under stairs cupboard, vinyl tiled flooring, ceiling light, radiator.



Landing

Carpet to flooring, ceiling light, loft access.

Bedroom One

4.17m x 2.79m (13'8" x 9'2")

Double glazed window to rear, carpet to flooring, ceiling light, radiator.

Bedroom Two

3.03m x 2.14m (9'11" x 7'0")

Double glazed window to front, carpet to flooring, ceiling light, radiator.

Bedroom Three

1.93m x 1.92m (6'4" x 6'4")

Double glazed window to front, carpet to flooring, ceiling light, radiator.

Bathroom

2.15m x 1.73m (7'1" x 5'8")

Double glazed window to side, paneled bath, telephone shower attachment, low level WC, pedestal wash hand basin, part tiled walls, ceiling light, radiator, vinyl to flooring.



External

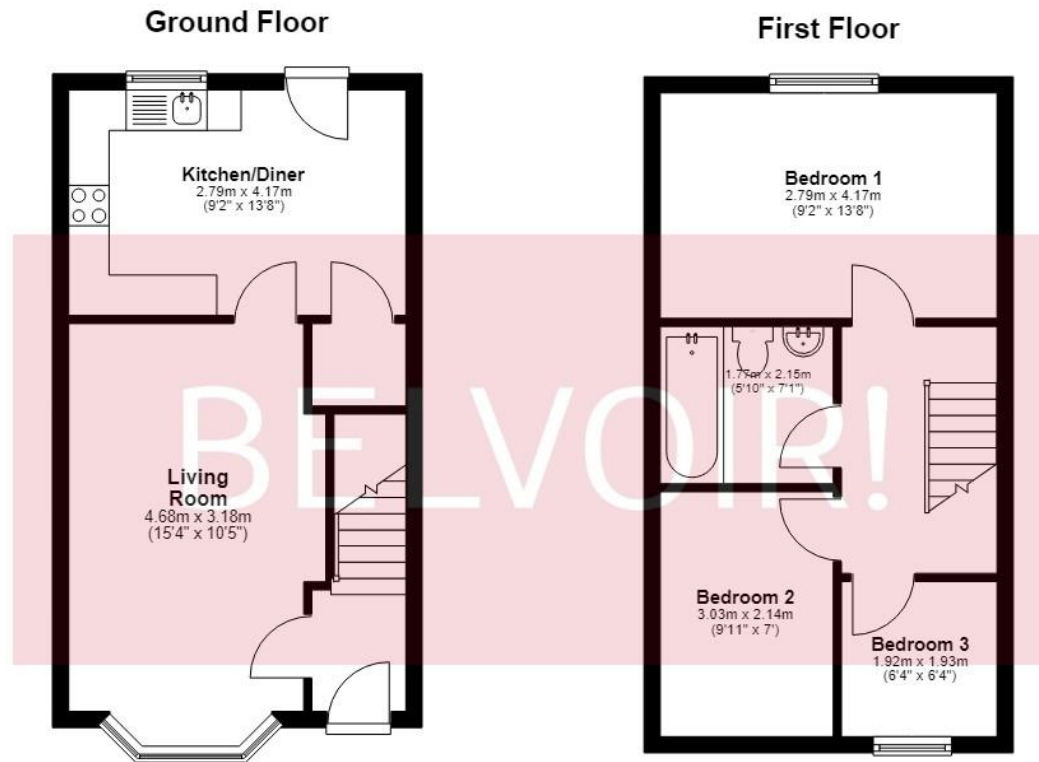
Front - Off road parking, laid lawn, mature border, access to rear.

Rear - Enclosed garden, mainly laid to lawn, patio, garden shed, mature shrubs.

Agents Notes

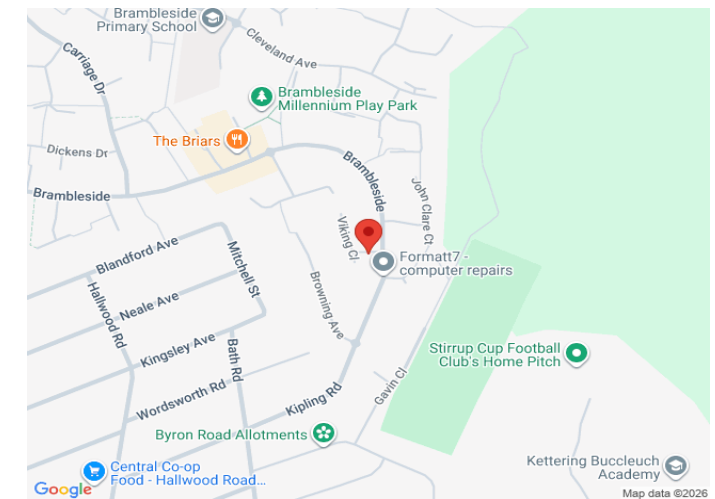
Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate, are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

Money Laundering Regulations: Buyers will be required to provide identification documents once an offer is accepted to complete anti-money laundering (AML) checks. A fee applies per person.



We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any service, system and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixture and fittings other than those mentioned are to be agreed with the seller by separate negotiation.
Plan produced using PlanUp.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		



Contact us today to arrange a viewing...

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