



The Woodlands, Geddington Kettering NN14 1BE

welcome to

The Woodlands, Geddington Kettering

William H Brown are delighted to bring to the market this well presented and extended three bedroom semi detached property, situated within the desirable village of Geddington.

Lounge

Double glazed window to the front and french doors leading to the conservatory. Wood burner and radiator.

Garage Conversion-Bedroom Two

Double glazed window to the front, radiator and access to a loft space that is boarded and has a skylight.

Wet Room

Wash basin, wc and towel rail.

Kitchen / Diner

Double glazed window. A range of wall and base units, gas hob, electric oven, sink and integrated dishwasher.

Utility Room

Double glazed window to the rear, tiled, washing machine and door to the garden.

Sunroom

Double glazed door leading to the garden and a radiator.

Landing

Loft access.

Bedroom One

Double glazed window to the front, built in wardrobe and a radiator.

Bedroom Two / Family Room

Double glazed window to the rear and a radiator.

Bedroom Three

Double glazed window to the front and a radiator.

Bathroom

Double glazed window to the rear, bath, wash basin, towel radiator and airing cupboard.

Rear Garden

South facing garden with law and patio areas.

Parking

Driveway

Workshop / Store

Accessed from the garden, the workshop has a double glazed window and a door.





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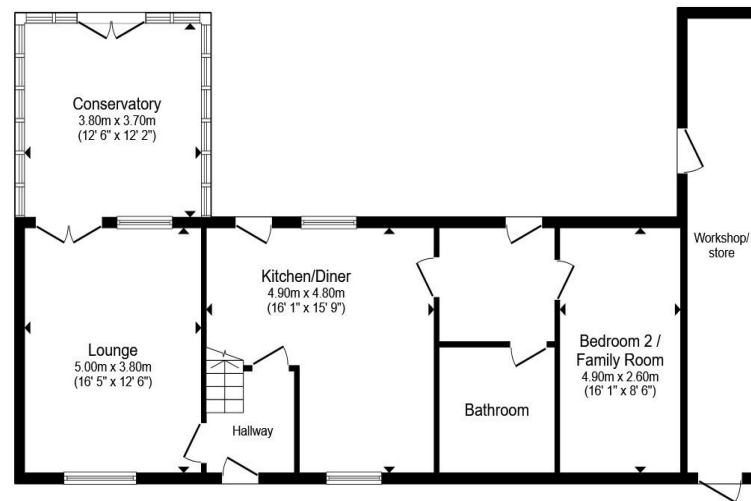
The Woodlands, Geddington Kettering

- Extended three bedroom semi-detached home
- Spacious lounge and open-plan kitchen / diner
- Modern family bathroom
- Off road parking
- Private rear garden

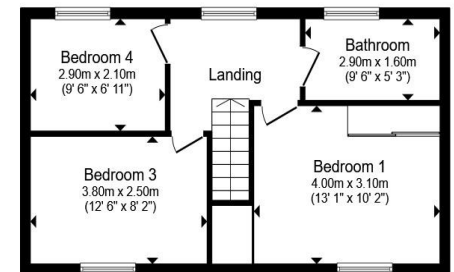
Tenure: Freehold EPC Rating: C

Council Tax Band: B

£350,000



Ground Floor



First Floor

Total floor area 139.0 m² (1,496 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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Property Ref:
KTG111786 - 0010

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


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