



 **STUART CHARLES**
ESTATE AGENTS

FOR SALE

01536 234264
www.stuartcharlescorby.co.uk

18 Fotheringhay Road, Corby, NN17 2RF



£235,000

Stuart Charles are delighted to offer for sale this three bedroom semi detached family home located in the Lodge Park area of Corby. Situated a short walk away from shops and several schools an early viewing is recommended to avoid missing out on this home. The accommodation comprises to the ground floor of a lounge, large open plan kitchen/diner and a utility/ground floor bathroom. To the first floor are three good sized bedrooms with the second bedroom benefiting from en suite. There is also a separate Guest WC. To the front is a graveled driveway provides off road parking for several vehicles. To the side is a shared driveway that provides additional parking and leads to rear gated access.. The garden to the rear has a patio area that has raised planter surround that leads onto a laid lawn with an additional rear patio area with a hot tub and brick firepit, and is fully enclosed by timber fence surround. Call now to book a viewing!!!

- DRIVEWAY AND GARAGE
- UNDER FLOOR HEATING
- EN-SUITE
- UTILITY ROOM
- GOOD TRANSPORT LINKS
- READY TO MOVE INTO
- SOLAR PANELS
- DOWNSTAIRS BATHROOM
- LOG BURNER
- CLOSE TO LOCAL AMENITIES

Entrance Hall

Entered via wooden door to the front elevation, radiator, stairs rising to first floor landing, doors to:

Lounge

14'8 x 9'10 (4.47m x 277.37m)

Multi fuel burner, double glazed window to front, tv point, telephone point, storage cupboard, under floor heating, radiator.

Kitchen/Diner

19'9 x 12'9 (6.02m x 3.89m)

Fitted to comprise a range of base and eye level units with a single sink, electric hob with extractor, electric oven, radiator, double glazed window to front, double glazed window to rear with pedestrian door to rear, ceiling spotlights, under stairs storage, under floor heating, place for free standing fridge/freezer.





Utility Room/Bathroom

9'10 x 4'10 (3.00m x 1.47m)

Featuring a three piece suite consisting of a panel bath, low level wash hand basin, low level pedestal, space for a automatic washing machine and tumble dryer, radiator.

First Floor Landing

loft access, doors to:

Bedroom One

12'11 x 8'1 (3.94m x 2.46m)

Double glazed window to front elevation, built wardrobe, radiator.





Bedroom Two

11'7 x 11'6 (3.53m x 3.51m)

Double glazed window to front elevation, built wardrobe, radiator.

En-Suite

6'10 x 4'7 (2.08m x 1.40m)

Featuring a three piece suite with a shower cubicle, low level pedestal, wash hand basin with vanity, double glazed window to the rear elevation, extractor fan, radiator.

Bedroom Three

8'4 x 8'4 (2.54m x 2.54m)





Bathroom

6'10 x 4'7 (2.08m x 1.40m)

Guest W.C

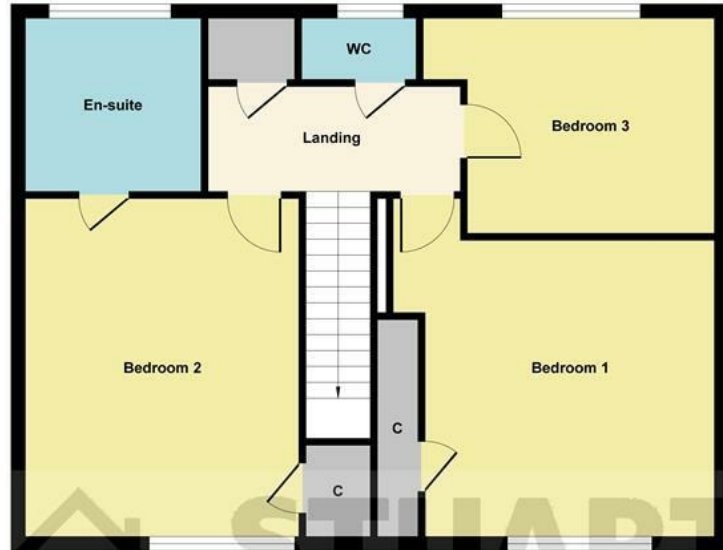
Low level pedestal, low level wash hand basin, double glazed window to rear elevation.

Outside

To the front is a graveled driveway provides off road parking for several vehicles.

To the side is a shared driveway that provides additional parking and leads to rear gated access.

The garden to the rear has a patio area that has raised planter surround that leads onto a laid lawn



First Floor



Ground Floor

Illustration for identification purposes only, measurements are approximate, not to scale.
Produced by Elements Property

with an additional rear patio area with a hot tub and brick firepit, and is fully enclosed by timber fence surround.

