



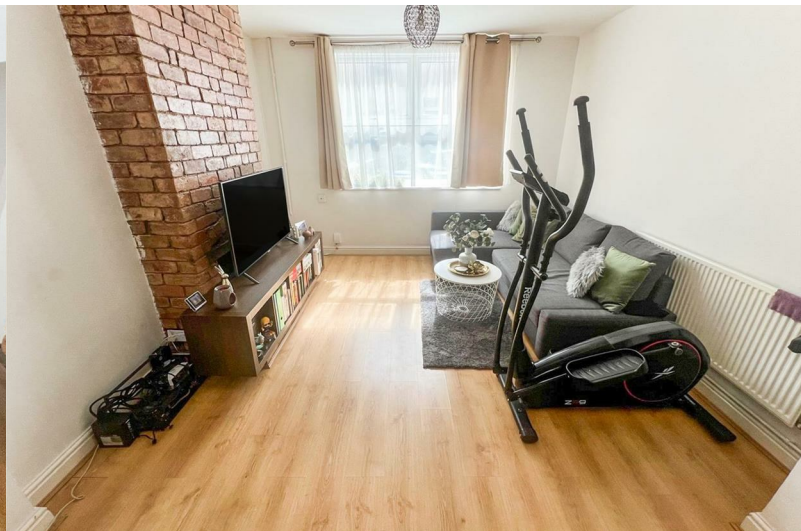
**STUART  
CHARLES**  
ESTATE AGENTS



## Buccleuch Street

, Kettering, NN16 9EF

£164,000



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## Entrance Hall

Entered via a double glazed door, radiator, stairs rising to first floor landing, doors to:

## Dining Area

11'79 x 11'1 (3.35m x 3.38m)

Double glazed window to rear elevation, radiator, under stairs storage, door to kitchen, archway to:

## Lounge

11'91 x 11'38 (3.35m x 3.35m)

Double glazed window to front elevation, tv point, telephone point, radiator.

## Kitchen

10'37 x 6'98 (3.05m x 1.83m)

Fitted to comprise a range of base and eye level units with a single sink and drainer, electric hob with extractor, electric oven, double glazed window to side elevation, double glazed door to side elevation, archway to:

## Utility Area

7'01 x 2'70 (2.16m x 0.61m)

Space for free standing fridge/freezer, space for automatic washing machine.

## First Floor Landing

Loft access, doors to:

## Bedroom One

15'26 x 11'41 (4.57m x 3.35m)

Double glazed window to front elevation, radiator.

## Bedroom Two

14'48 x 9'46 (4.27m x 2.74m)

Double glazed window to rear elevation, radiator.

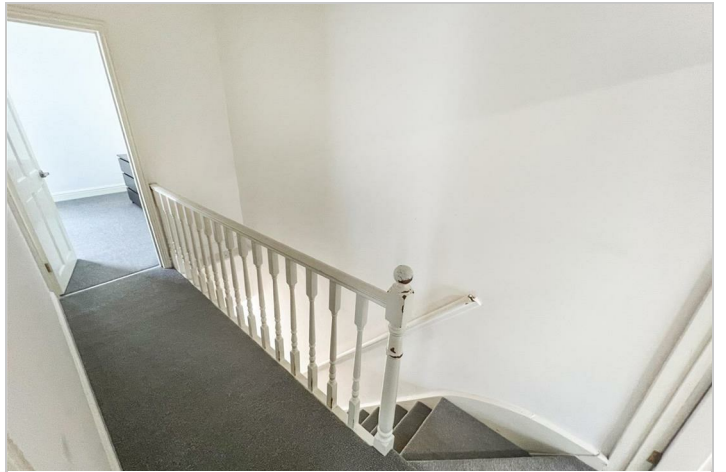
## Bathroom

10'28 x 6'92 (3.05m x 1.83m)

Fitted to comprise a four piece suite comprising of a panel bath, shower cubicle with electric shower, low level pedestal, low level wash hand basin, radiator, double glazed window to rear elevation.

## Outside

Rear: A shared courtyard leads to a private garden that is enclosed by timber fencing to all sides.



## Road Map



## Hybrid Map



## Terrain Map



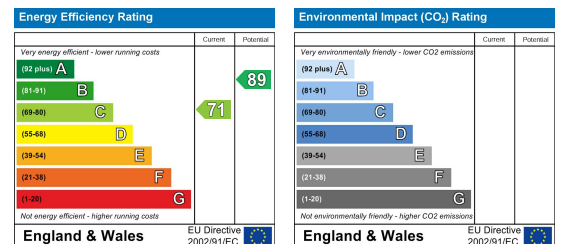
## Floor Plan



## Viewing

Please contact our Stuart Charles Estate Agents Office on 01536 234264 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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