



25 Windermere Drive, Corby, NN18 8ST



**£325,000**

Stuart Charles are delighted to offer this FOUR bedroom, detached family home, located in the highly desirable Oakley Vale area of Corby. Situated close to a range of local amenities and a short walk from several local schools an early viewing is recommended to avoid missing out on this home. The accommodation on offer comprises to the ground floor of a spacious lounge, study, an open plan kitchen/diner, utility room and guest W.C. To the first floor are four good size bedrooms, with en-suite to the master and a family bathroom. The parking is located to the rear with a single garage and rear gated access. The rear garden has a patio that leads to laid lawn area, all enclosed with timber fencing. An early viewing is highly recommended for this stunning property, CALL NOW!!!

- TWO RECEPTION ROOMS
- READY TO MOVE INTO
- EN-SUITE TO THE MASTER
- CUL-DE-SAC LOCATION
- GARAGE AND DRIVEWAY
- THREE DOUBLE BEDROOMS
- INTEGRATED APPLIANCES
- POPULAR LOCATION

### Entrance Hall

Entered via a double glazed door, stairs to first floor landing, under stairs cupboard, radiator, doors to;

### Lounge

13'10" x 10'0 (4.22m" x 3.05m)  
Double glazed window to front elevation, two radiators, tv point, telephone point, double French doors to garden to:

### Kitchen

25'6" x 9'10 (7.77m" x 3.00m)  
Fitted to comprise a range of base and eye level units with a one and a half bowl steel sink and drainer, gas hob and integrated electric oven, integrated fridge/freezer and dishwasher,, double glazed window to rear elevation, double glazed French doors to garden, radiator, Tv point, door to:







### Utility Room

5'2" x 6'6 (1.57m" x 1.98m)

Fitted with base and eye level units, sink and drainer, space for washing machine and tumble dryer, double glazed door to side elevation, radiator, door to:

### Family Room

10'6" x 8'6 (3.20m" x 2.59m)

Double glazed bay fronted window, radiator.

### Guest WC

Fitted to comprise a two piece suite with a low level pedestal and wash hand basin, radiator.

### Landing

Loft access, airing cupboard, doors to;





### Bedroom One

12'0" x 8'11" (3.66m" x 2.72m)

Two double glazed windows to front elevation, triple built in wardrobe, single wardrobe, radiator, tv point, door to:

### En-Suite

8'6" x 5'0" (2.59m" x 1.52m)

Fitted to comprise a three piece white suite consisting of low level pedestal, low level hand wash basin, walk in shower, towel radiator, double glazed window to front elevation.

### Bedroom Two

12'0" x 8'11" (3.66m" x 2.72m)

Double glazed window to rear elevation, radiator,







### Bedroom Three

10'11" x 8'6" (3.33m" x 2.59m)

Double glazed window to rear elevation, radiator,

### Bedroom Four

8'4 x 7'10 (2.54m x 2.39m)

Double glazed window to rear elevation, radiator,

### Bathroom

8'1 x 6'0 (2.46m x 1.83m)

Fitted to comprise a three piece suite consisting of low level pedestal, low level hand wash basin, panel bath with shower over, towel radiator, double glazed window to side elevation.





## Ground Floor



## First Floor



## Outside

The parking is located to the rear with a single garage and rear gate to the garden.

The rear garden has a patio area that leads to laid lawn area, all enclosed with timber fencing. An early viewing is highly recommended for this stunning property, CALL NOW!!!

## Garage

Up and over doors.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	