



92 Greenhill Rise, Corby, NN18 0LR



## £199,950

Stuart Charles are delighted to offer for sale this three bedroom home located in the Beanfield area of Corby. Located only a short walk to local shops and schools early viewing is highly recommend!! The accommodation on offer comprises an entrance hall, lounge, and a refitted kitchen with utility room. To the first floor are three good size bedrooms, a storage cupboard and a three piece shower room. Outside to the front is a block paved driveway with artificial lawn small fence surround. To the rear is low maintenance garden with a mixture of patio, artificial lawn, gravel and decking areas. The garden also benefits from a green house and garden shed. All enclosed by timber fence surround. . Call now to book a viewing!!

- NO CHAIN
- READY TO MOVE INTO
- COMBI BOILER
- NEW BATHROOM
- DRIVE-WAY
- REFITTED KITCHEN
- EXTENED LIVING SPACE
- THREE GOOD SIZE BEDROOMS

### Entrance Hall

Entered via a double glazed door to the front elevation, stairs rising to first floor landing, doors to:

### Kitchen/Diner

25'6 x 12' max (7.77m x 3.66m max)  
Fitted to comprise a range of base and eye level units with, integrated oven with electric hob, radiator, double glazed door to rear elevation.

### Lounge

19'4 x 11' max (5.89m x 3.35m max)  
Double glazed window to front elevation, double glazed French doors to rear elevation, radiator, tv point, doors to:

### Utility Room

9' x 7'4 (2.74m x 2.24m)  
Double glazed window to rear elevation, double glazed door to side elevation, wall mounted combi boiler,







sink and drainer, space for white goods.

### Landing

Storage cupboard, doors to:

### Bedroom One

13'6 x 11'10 (4.11m x 3.61m)

Double glazed window to front elevation, inbuilt storage cupboard, radiator.

### Bedroom Two

12'6 x 7'6 max (3.81m x 2.29m max)

Double glazed window to rear elevation, inbuilt storage cupboard, radiator.





### Bedroom Three

10'4 x 8'4 (3.15m x 2.54m)

Double glazed window to front elevation, inbuilt storage cupboard, radiator.

### Shower Room

7' x 5'4 (2.13m x 1.63m)

Double glazed window to rear elevation, walk in shower, wash basin, WC, extractor fan, towel radiator, spotlights.

### Outside

To the front is a block paved driveway with artificial lawn small fence surround.

To the rear is low maintenance garden with a mixture



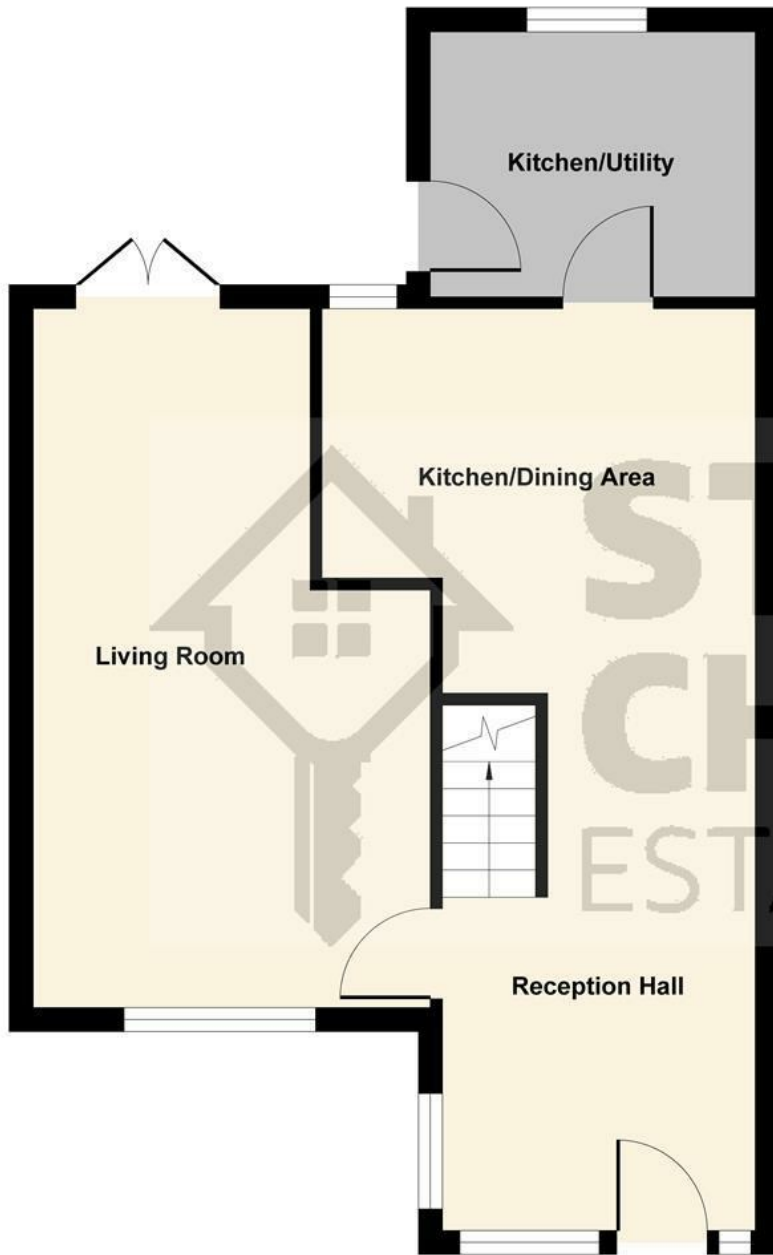




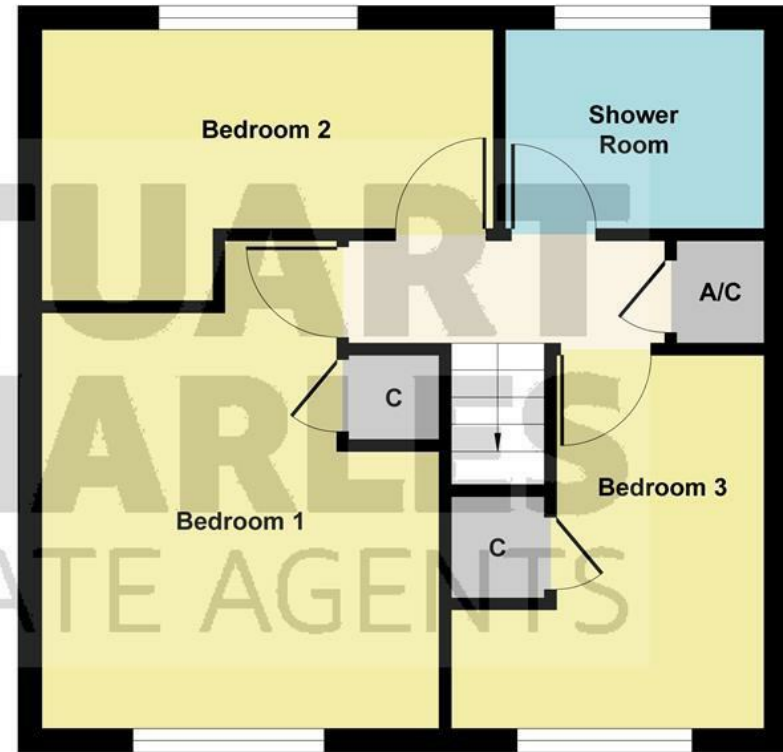
of patio, artificial lawn gravel and decking areas. The garden also benefits from a green house and garden shed. All enclosed by timber fence surround.







Ground Floor



First Floor

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	