



90 Welland Vale Road, Corby, NN17 2AN

£244,950

Stuart Charles are delighted offer for sale with NO CHAIN this three bedroom EXTENDED semi detached family home located in the Shire area of Corby. Situated a short walk away from several schools, shops and open play areas an early viewing is recommended to avoid missing out on this home. The accommodation to the ground floor comprises of a large entrance hall, a full width extended kitchen/diner with integrated appliances, lounge, guest W.C and a rear hall. To the first floor are three good sized bedrooms and a three piece family bathroom. Outside to the front is a large block paved driveway that provides off road parking for multiple vehicles and is enclosed by timber fencing and with gated access to the rear. To the rear an artificial lawn leads up onto a decking area which leads to a laid lawn and a rear patio area while the garden is enclosed by timber fencing to all sides. Call now to view!!

- NO CHAIN
- GOOD SIZED LOUNGE
- MODERN BATHROOM
- LARGE REAR GARDEN
- WALKING DISTANCE TO SHOPS
- LARGE EXTENDED KITCHEN/DINER
- THREE GOOD SIZED BEDROOMS
- LARGE BLOCK PAVED DRIVEWAY PROVIDES OFF ROAD PARKING FOR MULTIPLE VEHICLES
- WALKING DISTANCE TO PRIMARY AND SECONDARY SCHOOLS
- CLOSE TO LOCAL PARKS AND EARLSTREE INDUSTRIAL AREA

Entrance Hall

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

Kitchen/Diner

21'0 x 16'4 (6.40m x 4.98m)

This large extended room is fitted to comprise a range of base and eye level units with a single sink and drainer, gas hob with extractor, electric oven, integrated dishwasher, space for free

standing fridge/freezer, space for automatic washing machine, two radiators, ceiling spotlights, double glazed windows to side and rear elevation, double glazed bi-folding doors to rear elevation, door to:

Lounge

14'0 x 12'0 (4.27m x 3.66m)

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







Rear Hall

Double glazed door to side elevation, wall mounted combi boiler, doors to:

Guest W.C

Fitted to comprise a two piece suite consisting of low level pedestal, low level wash hand basin, double glazed window to rear elevation.

First Floor Landing

Extended loft access, double glazed window to side elevation, doors to:

Bedroom One

12'2 x 10'6 (3.71m x 3.20m)

Double glazed window to front elevation, radiator.





Bedroom Two

13'6 x 8'8 (4.11m x 2.64m)

Double glazed window to rear elevation, radiator.

Bedroom Three

9'0 x 8'6 (2.74m x 2.59m)

Double glazed window to front elevation, radiator.

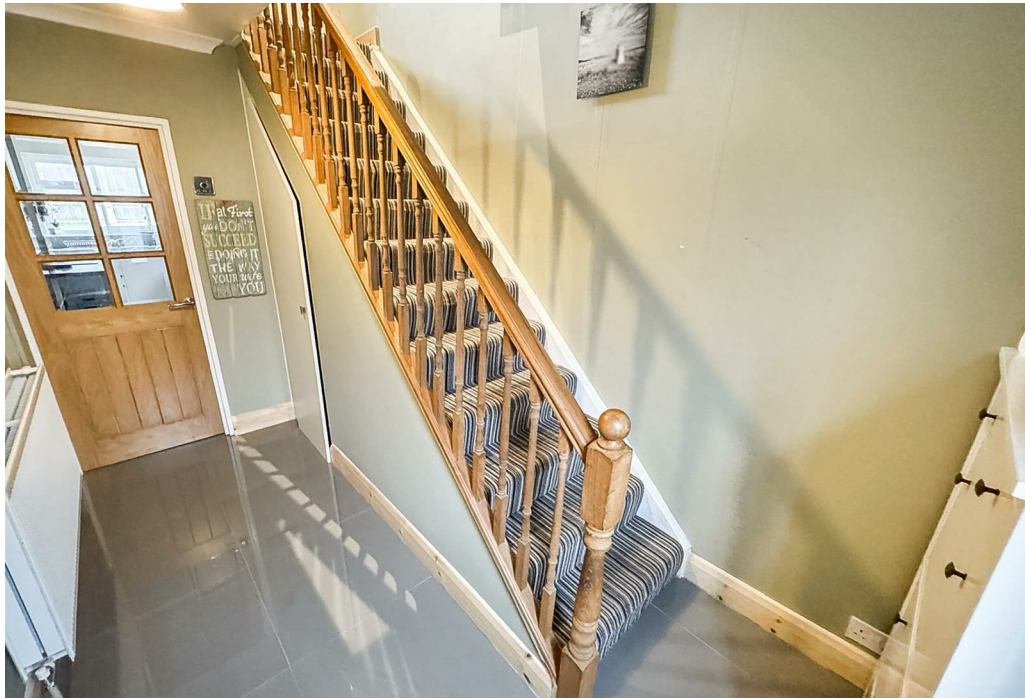
Bathroom

7'0 x 5'7 (2.13m x 1.70m)

Fitted to comprise a three piece suite consisting of a panel bath with electric shower over and mixer shower tap, low level pedestal, low level wash basin, radiator, double glazed window to rear elevation.

Outside





Front: A large block paved driveway provides off road parking for multiple vehicles and is enclosed by timber fencing to all sides, gated access to the rear is located to the corner.

Rear: A low maintenance acritical lawn leads up to a raised decking area and a large laid lawn. A patio area is located to the corner of the garden and an external shed is located next to the artificial grass.

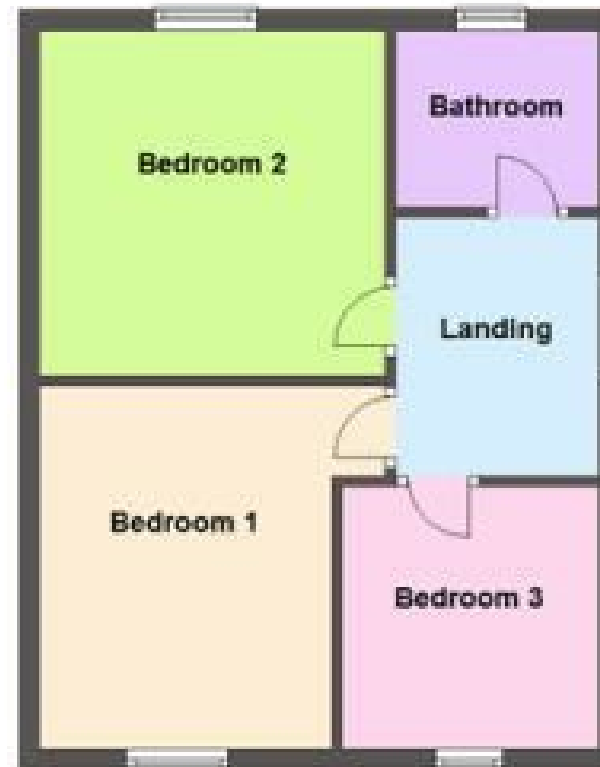




Ground Floor



First Floor



Floor plan not to scale - for guidance purposes only.
Plan produced using The Mobile Agent.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			79
(69-80) C			
(55-68) D		63	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	