

Charles Street  
Kettering  
NN16 9RN

£1,100 Per Month

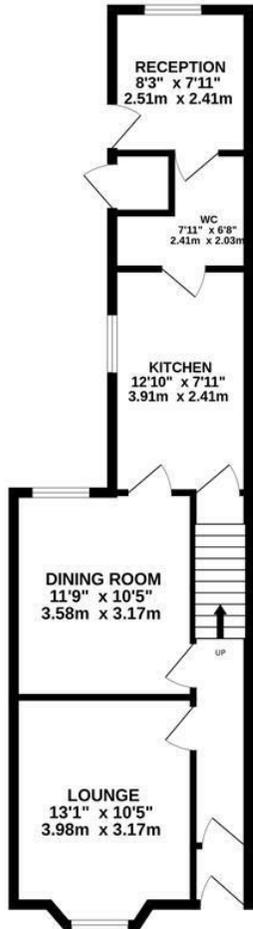


OSCAR JAMES

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# FLOOR PLANS

GROUND FLOOR  
546 sq.ft. (50.8 sq.m.) approx.



1ST FLOOR  
475 sq.ft. (44.1 sq.m.) approx.



TOTAL FLOOR AREA : 1021 sq.ft. (94.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## AT A GLANCE...



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## WHAT'S GREAT?

This well-presented two double bedroom terraced property located on Charles Street, Kettering offers spacious and versatile accommodation, making it an ideal home for families.

The ground floor features two generous reception rooms, providing flexible living and dining space, along with a modern fitted kitchen finished with contemporary units and ample worktop space. To the rear of the property is a bright garden room, offering an additional living area with views over the garden.

Upstairs, the property boasts two well-proportioned double bedrooms and a family bathroom.

Externally, the home benefits from an enclosed landscaped rear garden, designed for low maintenance while providing an attractive outdoor space ideal for relaxing or entertaining.

Situated within walking distance of Kettering town centre, the property enjoys convenient access to local shops, amenities, schools and transport links, including road and rail

connections.

Early viewing is highly recommended to fully appreciate the space and location this property has to offer.

EPC Rating - E

...expect excellence



# SELLER'S SECRET



*Why we like it....*

# OSCAR JAMES

1 Newland Street | Kettering | NN16 8JH

01536 415777

[www.oscar-james.com](http://www.oscar-james.com)

*To buy or not to buy....*

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