

8 Trent Crescent  
Burton Latimer  
NN15 5RY

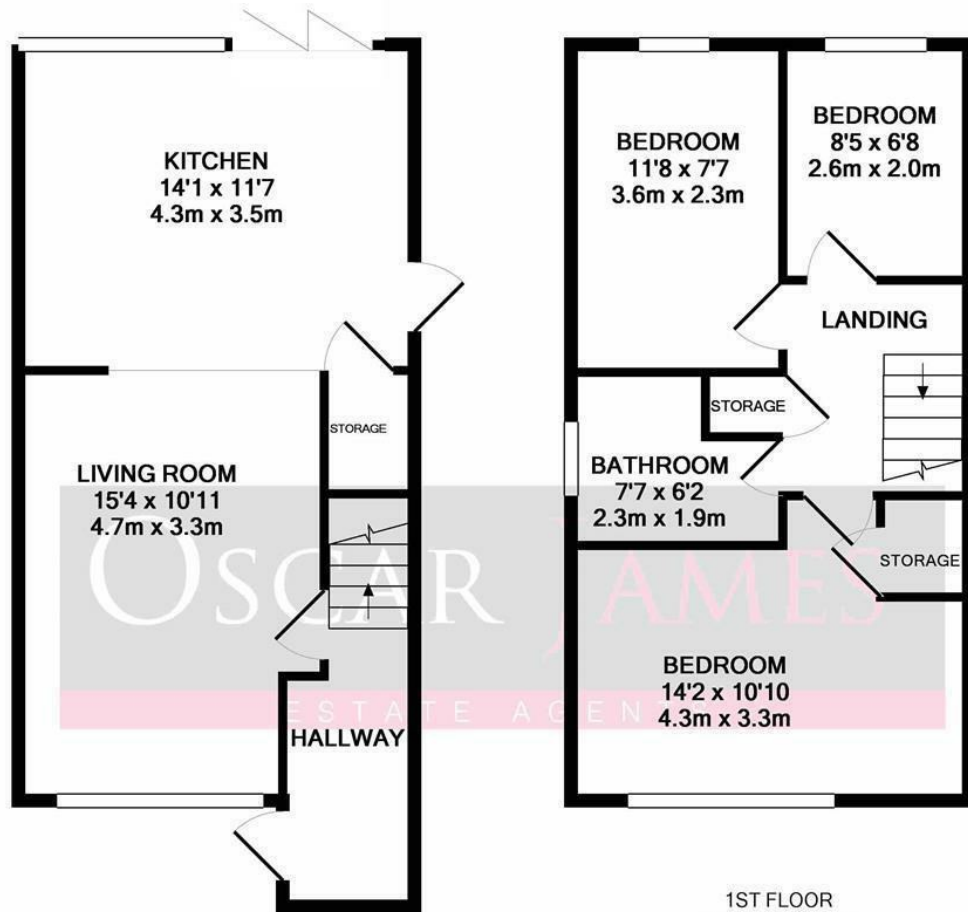
£250,000 Guide Price



OSCAR JAMES

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# FLOOR PLANS



GROUND FLOOR  
APPROX. FLOOR  
AREA 398 SQ.FT.  
(36.9 SQ.M.)

1ST FLOOR  
APPROX. FLOOR  
AREA 382 SQ.FT.  
(35.5 SQ.M.)

TOTAL APPROX. FLOOR AREA 779 SQ.FT. (72.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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...



Spacious living room



Generous kitchen/dining room



3 Bedrooms



Family bathroom



Enclosed rear garden



Off-road parking



## WHAT'S GREAT?

Oscar James are delighted to offer to the market this well-presented three-bedroom semi-detached home, situated in the popular town of Burton Latimer. Offering well-balanced accommodation throughout, off-road parking and a generous rear garden, this property is an excellent choice for first-time buyers, growing families or those looking to downsize.

The accommodation begins with an entrance hallway leading through to a spacious living room, providing plenty of room for both seating and entertaining. To the rear of the property is a generous kitchen/dining room with ample worktop and cupboard space, as well as space for a dining table, making it the perfect hub of the home. Bi-fold doors provides direct access to the garden.

To the first floor are three bedrooms, comprising two comfortable doubles and a well-proportioned single bedroom, ideal as a nursery, home office or child's bedroom. The family bathroom is fitted with a three-piece suite, while useful built-in storage cupboards are located off the landing.

Externally, the property benefits from off-road parking to the front and an enclosed rear garden offering an excellent space for children to play, outdoor dining and entertaining.

Conveniently located within easy reach of local schools, shops, parks and transport links, Burton Latimer also offers excellent access to the A14, making this an ideal location for commuters travelling to Kettering, Northampton, Wellingborough and beyond.

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# SELLER'S SECRET

We've loved the spacious kitchen, cosy living room and the convenience of being close to everything Burton Latimer has to offer. It's been a wonderful home., The off-road parking and garden have made family life so easy



## Why we like it....

A well-presented three-bedroom semi-detached home offering spacious accommodation, off-road parking and a practical layout throughout. Ideally situated in the heart of Burton Latimer, this fantastic property is perfect for first-time buyers, young families or those looking to take their next step on the property ladder.

# OSCAR JAMES

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To buy or not to buy....

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