

4 Eider Close  
Burton Latimer  
NN15 5TH

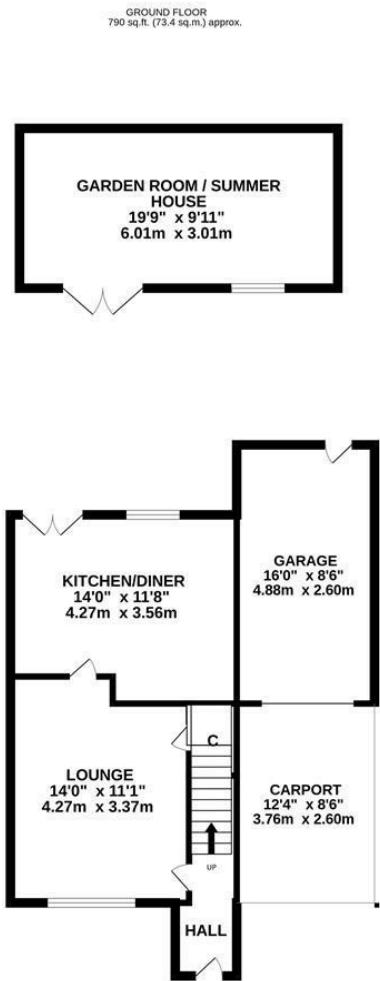
£260,000 (offers over)



OSCAR JAMES

...expect excellence

# FLOOR PLANS



## AT A GLANCE...



Bay-Fronted Lounge



Renovated Kitchen Diner with Built-In Appliances



3 Bedrooms



Refitted Shower Room



Landscaped, Low Maintenance Garden



Off Road Parking, Carport & Single Garage

TOTAL FLOOR AREA: 1127 sq.ft. (104.7 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.

Made with Metropix ©2025



## WHAT'S GREAT?

Nestled in the sought-after area of Burton Latimer, this beautifully presented 3-bedroom semi-detached house offers modern living with plenty of space both inside and out. With a range of impressive features and stylish finishes, this home is perfect for families and those seeking a move-in-ready property with a combination of comfort, convenience, and contemporary design.

The property benefits from ample off-road parking for multiple vehicles, with the added bonus of a carport and a single garage, offering generous storage and additional parking.

Upon entering, you are welcomed by a entrance hall that leads to a well-proportioned bay-fronted lounge, perfect for relaxing and entertaining. The standout feature of the ground floor is the renovated kitchen diner, finished to an exceptionally high standard. This sleek, modern space boasts built-in appliances, including a dishwasher, fridge freezer, wine fridge, and a convenient boiling hot tap—ideal for busy family life. The open-plan layout offers a wonderful setting for dining, with plenty of room for a large table and family gatherings.

Upstairs, the property offers three well-sized bedrooms. The two double bedrooms are bright and airy, while the third bedroom, a comfortable single, could also serve as a perfect home office or nursery. The family shower room is elegantly finished, with modern fixtures and fittings, ensuring a luxurious and functional space.

The rear garden is designed for low maintenance, with artificial grass creating a neat, green space year-round, and a slabbed patio area perfect for outdoor dining or relaxation. To the rear of the garden, a bespoke log cabin equipped with electricity and insulated flooring, providing versatile space that is currently used as a storage area and home gym—ideal for those seeking extra room for hobbies or work.

This exceptional property offers a superb balance of modern living, practicality, and outdoor space. Call Oscar James to arrange a viewing!

...expect excellence



# SELLER'S SECRET



Why we like it....

OSCAR JAMES

45 High Street | Burton Latimer | NN15 5LB  
01536 722 222  
[www.oscar-james.com](http://www.oscar-james.com)

To buy or not to buy....

---

---

---

---

---