



10 Denton Court,  
, NN15 5SZ

OSCAR JAMES

£230,000

ESTATE AGENTS

# The Property in Brief...

*Oscar James Estate agents are delighted to welcome to the market this beautifully presented three bedroomed semi detached property, which is situated in Burton Latimer close to all the local amenities, excellent transport links and great schooling,*

*Nestled at the end of the cul-de-sac, the property has been well maintained throughout and extended to create a lovely family home, the great big windows fill all areas of the house with natural light and the vendors have kept this property in immaculate condition.*

*The downstairs space comprises; entrance hall, extended kitchen/diner/family room, with doors out to the gorgeous garden and the generous lounge.*

*Upstairs there are two good sized double bedrooms, a very usable single and the three piece family bathroom.*

*Outside the property has a lovely frontage, and to the rear is a lovely landscaped garden which is fully enclosed, private and a real sun trap. There is also a separate garage and driveway just a short distance away.*

*This home is in great condition and would suit a number of buyers, to arrange to come and view it please call Oscar James today.*



# Dimensions

## Lounge

15'6" x 12'0" (15'06" x 12'00" ) (4.72 x 3.66)

## Kitchen / Diner

15'6" x 9'2" (15'06" x 9'02" ) (4.72 x 2.79)

## Reception

9'9" x 7'11" (2.97 x 2.41)

## Bedroom One

15'5" x 9'2" (15'05" x 9'02" ) (4.70 x 2.79)

## Bedroom Two

8'11" x 9'4" (2.72 x 2.84)

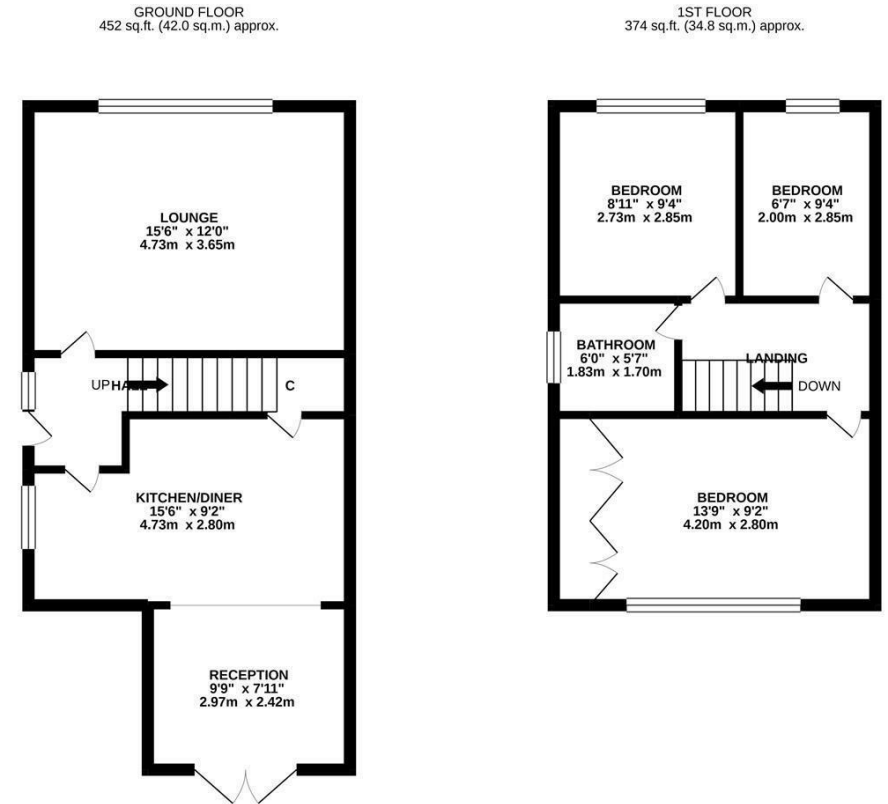
## Bedroom Three

9'4" x 6'7" (9'04" x 6'07" ) (2.84 x 2.01)

## Bathroom

## What our vendors say...

*This has been our family home for 40 years and we have loved living here, the area is family friendly and our neighbours are lovely, having the shops within walking distance is a bonus too. Our garden is a suntrap and we spend most of our time in the sun room at the back of the kitchen.*



TOTAL FLOOR AREA: 826 sq.ft. (76.7 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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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