

72 Gipsy Lane
Kettering
NN16 8UA

£585,000



OSCAR JAMES

...expect excellence



WHAT'S GREAT?

*** VIDEO TOUR ***Without a doubt an exceptional home which is a pleasure to market on behalf of the excellent developer! This property has it all, size, condition and location.. With versatile space downstairs this property can be used as a three, four or even five bedroom home depending on preference of the buyer.

Gipsy Lane is an exclusive area of Kettering with perfect access for main road links, the Kettering General Hospital and train station that provides easy, direct access to London within an hour.

This property has been radically improved, extended and cared for by the new owners having purchased recently when needing full and complete refurbishment.

In more detail the accommodation is set over two floors and consists of an gorgeous entrance hall with feature panelling and original spindles (bar two or three that had to be replaced), an elegant lounge with bay window to front, two large reception rooms or

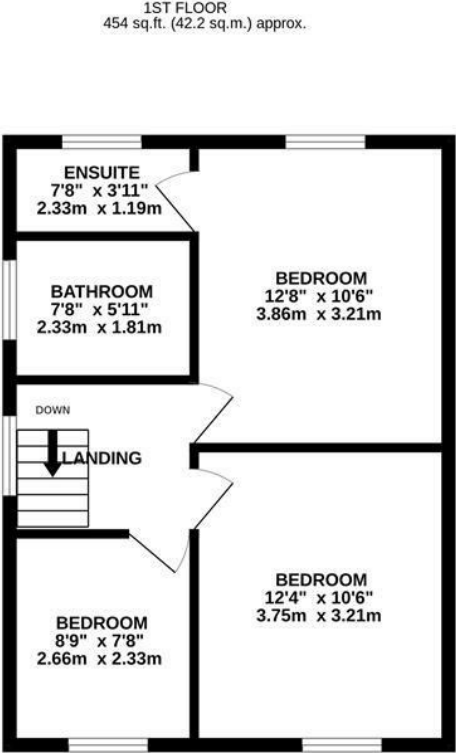
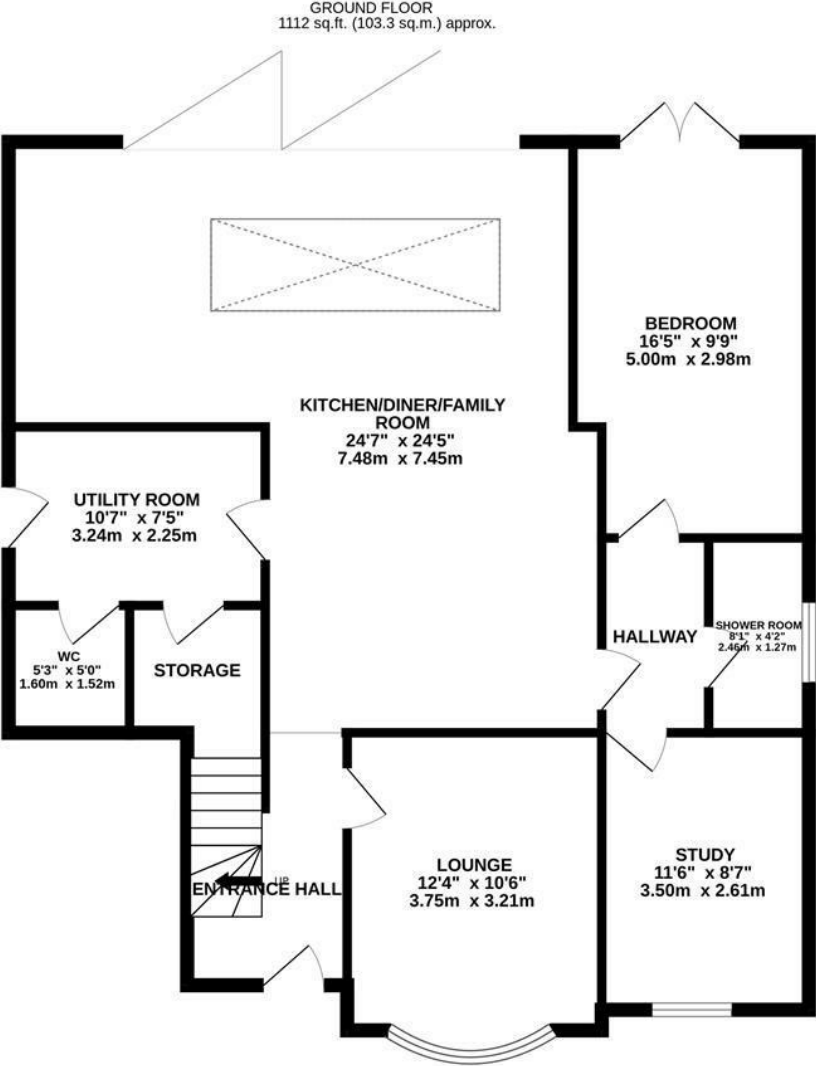
bedrooms four and five, shower room, huge utility room with storage cupboard & cloakroom and finally, on the ground floor expect to find the most spectacular kitchen/diner/family room, this room really has the wow factor with exceptional fittings and features including stunning kitchen with island, integrated appliances including dishwasher, full height fridge, full height freezer, double ovens, hob and extractor, a lantern ceiling and full width bi folding doors make the dining and seating area a superb entertaining space for all to enjoy.

To the first floor the bedrooms are beautifully presented, two generous doubles and a good size single bedroom, the family bathroom and ensuite to master have been tastefully designed with class and style in mind and reflect the quality of this home throughout.

The outside space of this home is just as impressive as the inside, with ample parking on the newly laid block paved driveway and a fabulous rear garden, very large with a huge patio area, wooden studio/summer house, air raid shelter and new fencing.

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Floor Plan



TOTAL FLOOR AREA : 1566 sq.ft. (145.5 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...



Versatile living space



Spectacular kitchen/diner/family room



Three, four or five bedrooms depending on requirements and preference



Ground floor shower room, cloakroom and first floor bathroom and ensuite



Stunning rear garden



Block paved driveway for numerous vehicles





SELLER'S SECRET

When purchasing this home (named Far End) we knew we wanted to do the very best we could with developing it and are very proud of the finished result. We took into account the stunning garden and knew the bi folding doors were a must at the rear with the huge patio to bring the outside in, we took care of the windows to the front by using high quality heritage sash windows to retain the original style of its age (we believe to be around 1932), the extension the side does have double footings in case someone would want to look to build over (subject to planning) and it would be possible to fit a wood/multi fuel burner in the lounge for a reasonable cost (we have a quote of £3000).

We really hope the purchasers love it as we intended.



Why we like it....

What can we say other than incredible! This has to be one of the most outstanding homes we have had the pleasure in selling. Every corner of this property is stunning, the quality and finish is exceptional throughout, the lucky buyer will, we are sure be very proud to live here. Call us urgently to view.

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To buy or not to buy....
