



The Fairview, Northamptonshire

OSCAR JAMES

The Fairview

Weekley

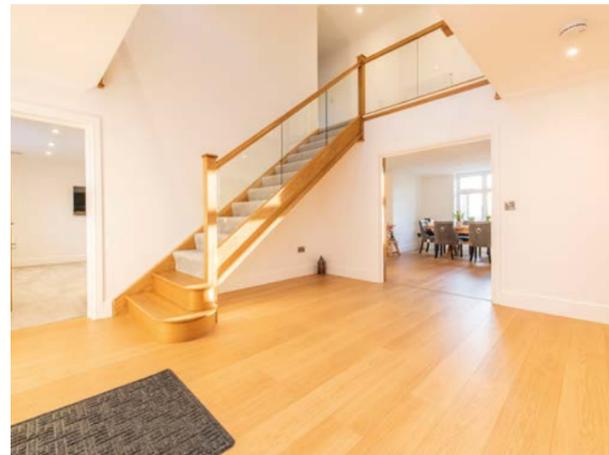
Northamptonshire

NN16 9UX

- Six bedrooms
- Five with en-suite bathrooms & additional family bathroom
- Five reception rooms
- Stunning kitchen & separate utility room
- Plot size approx. 0.55 acres
- Fabulous views to the rear
- Beautiful lawned garden
- Large driveway and double garage
- Viewing essential
- No onward chain

The Fairview was built in 2019 and boasts the highest attention to detail, quality build, enjoys a fabulous plot of approximately 0.55 acres, far reaching views, six large bedrooms, five en-suite bathrooms and a magnificent ground floor layout. Guaranteed to impress, this lovely home simply must be viewed to be appreciated.

Upon entering the property you will immediately know that you are in a special home. Your eyes are instantly drawn through the impressive entrance hallway to the large rear facing window which makes the most of the south facing views over the garden and open countryside beyond.



The hall itself is generous in size and has a stunning oak staircase along with doors leading off to the snug sitting room, study, WC and cloaks cupboard. Double doors also lead into the formal dining room.

From the dining room you have the aforementioned, large window which frames the views which this property enjoys so much. There are also double glazed doors into both the kitchen and the main lounge.

The kitchen is a classic design with a range of eye and base level units, granite work surfacing and splashbacks and has a trio of Neff appliances built in- two ovens and a microwave oven with heating drawer beneath. There is also a five ring gas hob with the added provision of a concealed electric supply should you prefer an induction hob. The central island hosts the sink with water softened tap and also has space and plumbing for a dishwasher if desired. The kitchen also has large French doors leading into the rear garden along with a glazed oak door into the utility room.

The generous utility room has a continuation of the kitchen units providing more storage along with a sink and space and plumbing for a washing machine and tumble dryer.

The main lounge has a feature media wall with contemporary gas fire beneath and natural stone heart. There is also the provision in this room for a home cinema and it has been pre-wired to allow for a Dolby Atmos 7 speaker system to be easily installed. The room opens into a magnificent orangery which really makes the most of the views and has bi-folding doors to the garden along with a useful courtesy door into the garage. WC complete this magnificent home.



The first floor galleried landing leads off to five double bedrooms, four of which enjoying designer en-suite bathrooms and three having separate walk in wardrobes. There is also a beautifully appointed family bathroom on this floor and a small airing cupboard.

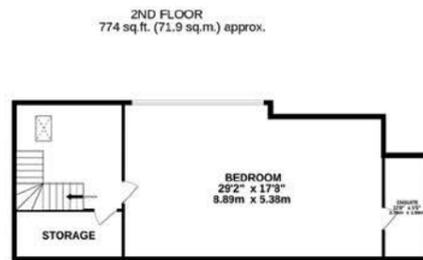
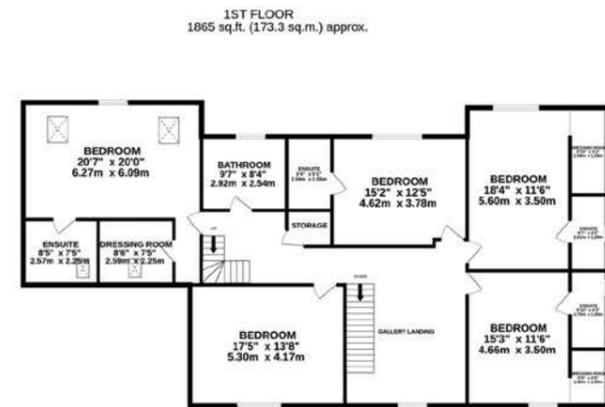
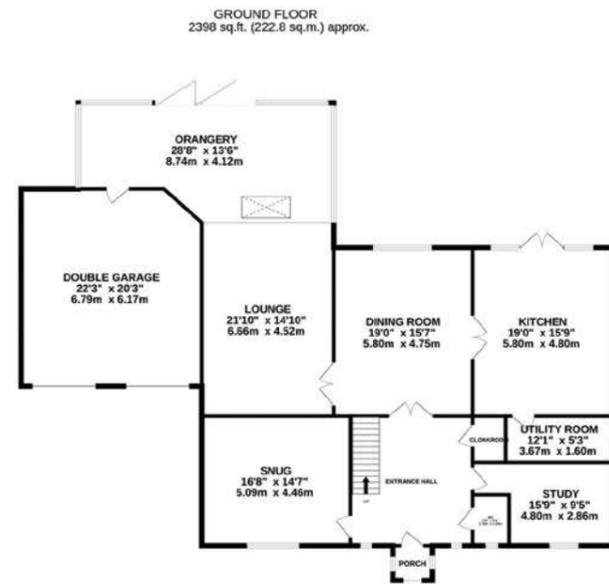
On the second floor expect to find a huge master bedroom with a large dormer window to the rear again making the most of the view. There is of course another stylishly appointed en-suite too.

Finally on the second floor is a useful media / comms room which also doubles up as a useful storage space.



6
Bedrooms





TOTAL FLOOR AREA : 5037 sq.ft. (468.0 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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To the rear of the property there is a large lawned garden with an instantly accessible patio area and to the front there is a gravelled driveway providing off road parking for a fleet of cars and provides access to the double garage which has electrically operate doors. The driveway is accessed via an electrically operated secure gate.

Further benefits include-

- EPC rating B – an incredibly energy efficient home
- Phase 3 electrics
- MVHR air circulation system
- Provision for air conditioning
- Accoya Windows and doors
- 200 meg Gigaclear broadband
- Cat 6 cabelling throughout
- Ubiquiti wiring
- Full external security with 360° cameras
- Remote controlled heating, hot water and intercom all via a mobile app.
- Mobile controlled security alarm system.



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