

22 West Street
Kettering
NN16 0AR

£160,000 offers in excess of

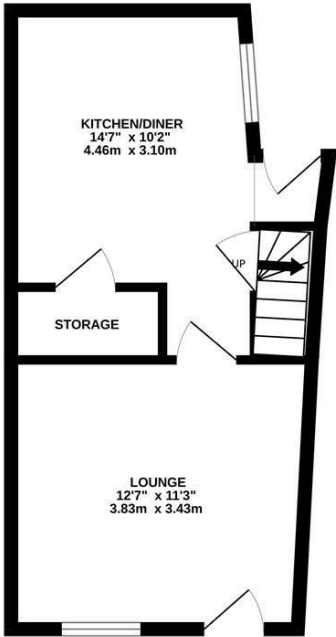


OSCAR JAMES

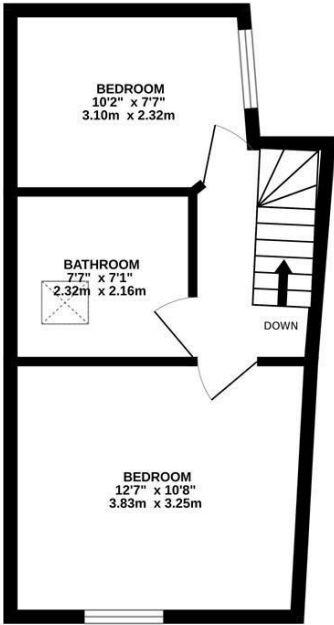
...expect excellence

FLOOR PLANS

GROUND FLOOR
309 sq.ft. (28.7 sq.m.) approx.



1ST FLOOR
304 sq.ft. (28.3 sq.m.) approx.



TOTAL FLOOR AREA : 613 sq.ft. (57.0 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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AT A GLANCE...



Lounge and kitchen/diner



Refitted kitchen



Two good size bedrooms



Refitted bathroom



Courtyard garden



On street parking



WHAT'S GREAT?

A delightful TWO bedroom cottage situated on a cobbled street within the heart of Kettering town centre which is offered to market with NO CHAIN.

If you are looking for a lovely established home, close to shops, amenities and the Kettering train station this could be the one!

The accommodation briefly comprises of a lounge to the front which is a good size and benefits from original storage cupboards and as a feature fire surround, to the rear the refitted kitchen/diner is very generous, plenty of space for a dining table with ample work top and storage cupboards with built in oven and hob as well as large store cupboard. To the first floor expect to find a refitted bathroom with p shaped bath with

shower over and two bedrooms, both a good size.

Outside there is a communal garden area with courtyard which is ideal for a bistro table for relaxing and dining. Expect also to find a storage cupboard allocated to the property.

Call sole selling agents Oscar James Kettering to make arrangements to view.

...expect excellence



SELLER'S SECRET

Having owned the cottage for a number of years it has worked very well as a rental property for us. We are now in the position that it is empty we have decided to sell.



Why we like it....

A gorgeous property, lots of character and charm and will make a lovely rental investment or first time buy for someone new.

OSCAR JAMES

1 Newland Street | Kettering | NN16 8JH
01536 415777
www.oscar-james.com

To buy or not to buy....
