

31 Ivy Road
Kettering
NN16 9TQ

£180,000

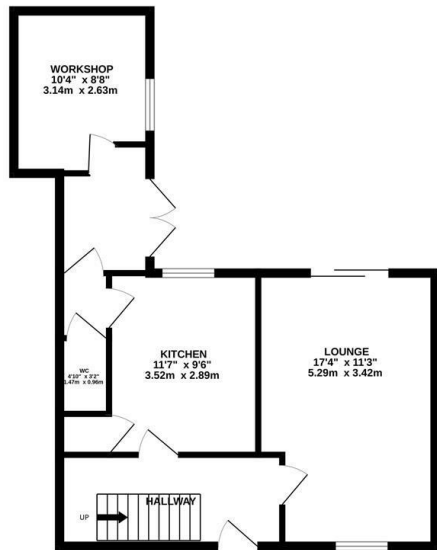


OSCAR JAMES

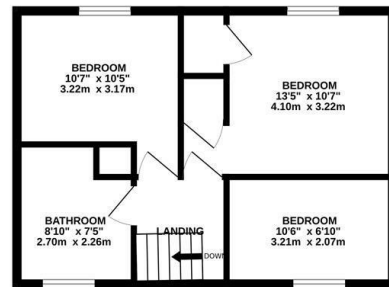
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FLOOR PLANS

GROUND FLOOR
539 sq.ft. (50.1 sq.m.) approx.



1ST FLOOR
414 sq.ft. (38.4 sq.m.) approx.



TOTAL FLOOR AREA: 953 sq.ft. (88.5 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...



Lounge



Fitted kitchen



Three bedrooms



Shower room and cloakroom



Good size garden



Off road parking to the front



WHAT'S GREAT?

Offered to market with NO ONWARD CHAIN and needing some modernisation works this property is an excellent size with three generously sized bedrooms and a first floor shower room as well as a ground floor WC.

The property is situated on the popular Grange estate which has a local shopping precinct with convenience stores, takeaways and restaurant, as well as schools and a community centre being close by.

Whilst the property needs refurbishment the layout and size is

practical and generous, consisting of an entrance hall, front to back lounge, kitchen, WC and out house/store on the ground floor with three very good size bedrooms and a shower room on the first.

Outside the frontage is paved to provide off road parking with a dropped curb access point, the rear garden is a good size and has handmade bespoke features built by the owner over time as a hobby giving the garden character and charm.

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

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SELLER'S SECRET

The time has come for me to sell and move in with family for health reasons. I will not be buying another home so this will be sold with no onward chain.



Why we like it....

A great prospect for a buyer looking to put their own stamp on a home. Good size and location, well worth an internal viewing, call to book yours asap!

OSCAR JAMES

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To buy or not to buy....
