

4 Gleneagles Close  
Kettering  
NN15 5AR

Offers in excess of £220,000



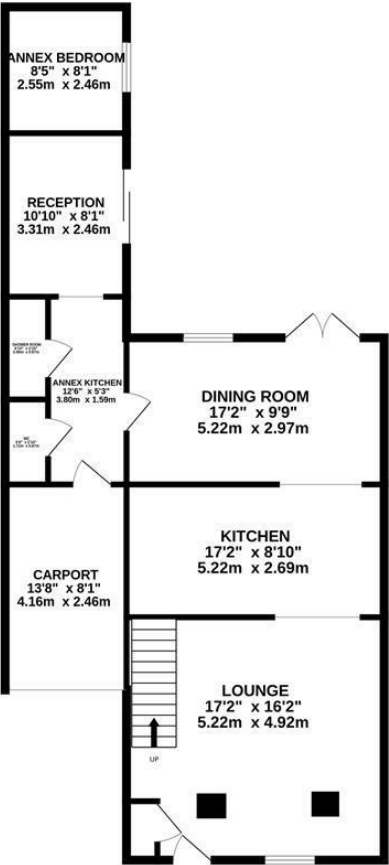
OSCAR JAMES

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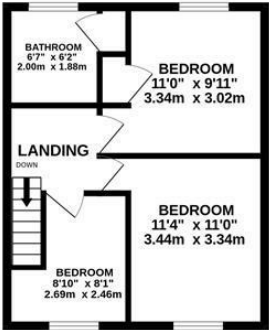


# FLOOR PLANS

GROUND FLOOR  
954 sq.ft. (88.6 sq.m.) approx.



1ST FLOOR  
363 sq.ft. (33.7 sq.m.) approx.



## AT A GLANCE...



Lounge, dining room and annex living space



Kitchen needing renovation



Four bedrooms in total



Bathroom, ground floor shower room and WC



Gardens front and rear



Car port and off road parking

TOTAL FLOOR AREA: 1317 sq.ft. (122.4 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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## WHAT'S GREAT?

An extended home situated on the Ise Lodge Estate which has been extended to provide an ANNEX which would be ideal for a family member wanting separate or ground floor living.

Whilst the property needs modernisation the property with annex could be an ideal home for a family needing the additional space.

In brief expect to find an extended lounge room to the front with stairs rising to the first floor, a kitchen area and second reception room to the rear as part of the main house, the annex accommodation consists of its own entrance door, kitchen, shower room, WC, lounge and bedroom.

To the first floor there are three bedrooms and a family bathroom.

Outside there are gardens front and rear and off road parking with car port to the front.

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

...expect excellence





## SELLER'S SECRET

The extension was perfect for our family member to use as ground floor living was required, hopefully this will be useful to someone new. We have decided to sell and retire to travel and relax.



## Why we like it....

A large property with great potential for someone new, really quiet location within the heart of the Isle Lodge close to all the amenities it has to offer.

# OSCAR JAMES

1 Newland Street | Kettering | NN16 8JH  
01536 415777  
[www.oscar-james.com](http://www.oscar-james.com)

To buy or not to buy....

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