



180 Westfields Road, Corby, Northamptonshire, NN17 1HQ



# £199,950

Stuart Charles are delighted to offer FOR SALE with NO CHAIN this TWO bedroom semi detached home located in the ever popular Lloyds area of Corby. Situated a short walk from several schools to include Our Ladys, Studfall and Woodnewton as well as multiple shopping area's and early viewing is recommended to avoid missing out on this home. The accommodation comprises of a porch, entrance hall, lounge/diner and good sized kitchen. To the first floor are two good sized bedrooms and a three piece Jack and Jill bathroom. Outside to the front is a large driveway which provides off road parking for multiple vehicles and leads to gated access to the rear. To the rear a large patio area is partially covered by a pergola and tis leads to a good sized laid lawn area and to a detached GARAGE/WORKSHOP. Call now to view!!.

- NO CHAIN
- GOOD SIZED KITCHEN
- JACK AND JILL EN-SUITE TO BOTH BEDROOMS
- LARGE DETACHED GARAGE/WORKSHOP
- CLOSE TO SEVERAL SHOPPING AREAS
- LARGE LOUNGE/DINER
- TWO BEDROOMS
- OFF ROAD PARKING FOR MULTIPLE VEHICLES
- WALKING DISTANCE TO PRIMARY SCHOOLS AND SECONDARY SCHOOLS
- WALKING DISTANCE TO TOWN CENTRE AND TRAIN STATION

## Entrance Hall

Entered via a double glazed door, radiator, stairs rising to first floor landing, archway to kitchen, door to:

## Kitchen/Breakfast Room

12'02 x 9'01 (3.71m x 2.77m)

Fitted to comprise a range of base and eye level units with single steel sink and drainer, gas hob with recycler hood, electric oven, plumbing for automatic washing machine and space

for free standing fridge freezer, radiator, double glazed window to side and rear elevation, double glazed door to rear elevation.

## Lounge/Diner

17'10 x 10'10 (5.44m x 3.30m)

Double glazed window to front elevation, double glazed French doors to rear elevation, radiator, telephone point, log burner.













### First Floor Landing

Loft access, double glazed window to side elevation, doors to:

### Bedroom One

10'10 x 8'10 (3.30m x 2.69m)

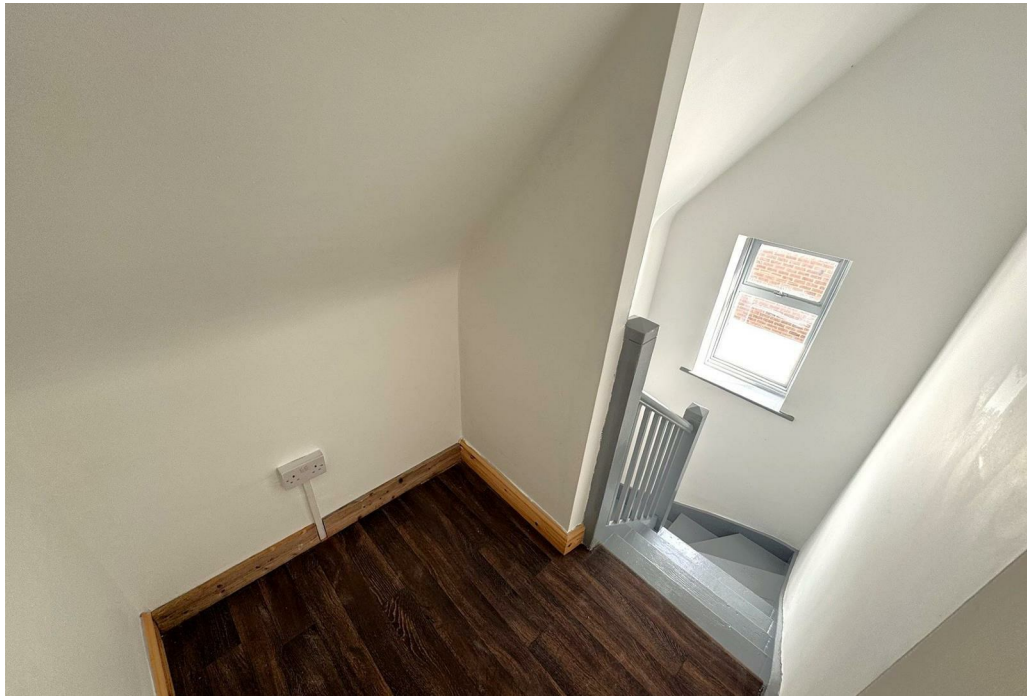
Double glazed window to front elevation, radiator, door to jack and jill en-suite.

### Jack and Jill En-Suite

Fitted to comprise a three piece suite consisting of a panel bath with mains feed waterfall shower, low level pedestal, low level wash hand basin, radiator, double glazed window to rear elevation.









## Bedroom Two

11'02 x 10'10 (3.40m x 3.30m)

Double glazed window to side elevation, radiator, built in wardrobe, door to jack and jill en-suite.

## Outside

Front: A large driveway provides off road parking for multiple vehicles and leads to gated access to the rear.

Rear: A patio area is partially covered by a pergola and leads onto a large laid lawn, two sheds and a detached garage/workshop.

Workshop: 27'0 x 11'9 : With power and lighting connected, double opening doors.

















## Ground Floor

Approx. 33.2 sq. metres (357.3 sq. feet)



## First Floor

Approx. 21.2 sq. metres (227.8 sq. feet)



Total area: approx. 54.4 sq. metres (585.1 sq. feet)





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
92 plus <b>A</b>		
81-91 <b>B</b>		88
69-80 <b>C</b>		
55-68 <b>D</b>	57	
39-54 <b>E</b>		
21-38 <b>F</b>		
1-40 <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		