



30 Corby Road, Weldon, Corby, NN17 3HT

£360,000

Stuart Charles are delighted to offer FOR SALE this THREE bedroom extended semi detached family home located in the popular Weldon Village. Having been fully updated by the current owners in the last 5 years this home is offered to a high standard and is located a short walk away from several shops and schools. The accommodation comprises to the ground floor of an entrance hall, lounge, W.C, Utility room and an open plan kitchen/diner/family area. To the first floor are three bedrooms and a three piece shower room while bedroom one and two benefit from from built in mirror wardrobes. Outside to the front a large block paved driveway provides off road parking for multiple vehicles and leads to a garage. To the rear a large raised patio area leads onto a laid lawn and to a private patio area and workshop which is located to the side, gated access allows access to an additional parking space to the rear. Call now to view!!.

- FULLY RENOVATED IN THE LAST 5 YEARS
- NEW KITCHEN 2021
- NEW WINDOWS IN 2021 AND EXTENALLY RENDERED
- WALKING DISTANCE TO PRIMARY SCHOOL
- CLOSE TO SHOPS AND MAIN BUS LINKS
- EXTENDED IN 2021
- NEW BOILER IN 2021
- NEW HEATING SYSTEM 2021
- OFF ROAD PARKING AND GARAGE
- SOUTH FACING GARDEN

Entrance Hall

Entered via a composite door, radiator, storage cupboard, stairs rising to first floor landing, doors to:

Guest W.C

Fitted to comprise a two piece suite consisting of a low level pedestal, low level wash hand basin, radiator, extractor.

Lounge

13'1 x 11'10 (3.99m x 3.61m)

Double glazed bay window to front elevation, radiator, Tv point, living flame gas fire with marble surround.

Kitchen/Diner/ Family Area

21'9 x 18'4 (6.63m x 5.59m)

Fitted to comprise a range of base and eye level units with a Island unit with a double bowl Belfast sink and mixer tap, induction hob, double electric oven,







integrated fridge/freezer, integrated dishwasher, ceiling spotlights, double glazed lantern to ceiling, double glazed Bi-folding doors to rear, lounge/family area to corner, space for dining table, door to:

Utility Area

Fitted to comprise a range of base and eye level units with a wall mounted boiler, space for a washing machine, space for tumble dryer, door to side elevation.

First Floor Landing

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





Bedroom One

12'11 x 11'01 (3.94m x 3.38m)

Double glazed window to the front elevation, radiator, built in wardrobes.

Bedroom Two

11'07 x 11'01 (3.53m x 3.38m)

Double glazed window to the rear elevation, radiator, built in wardrobes.

Bedroom Three

7'0 x 6'11 (2.13m x 2.11m)

Double glazed window to the front elevation, radiator.





Shower Room

6'11 x 6'11 (2.11m x 2.11m)

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

Outside

Front: A large block paved driveway provides off road parking for multiple vehicles and leads to a garage and gated rear access.

Garage: With up and over door, power and lighting connected, pedestrian door to rear.



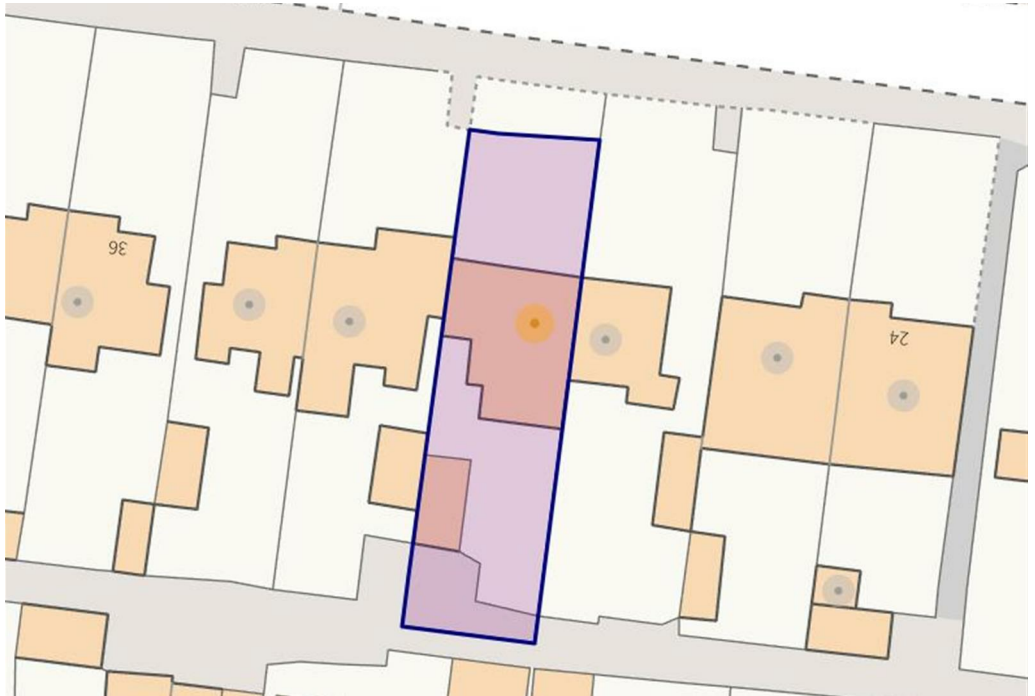




Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

Rear: A raised patio area leads onto a laid lawn and to a rear private sitting area, the garden is enclosed by timber fencing to all sides with gated access to the rear and access to a detached workshop.

Workshop: 22'5 x 10'0 : With power and lighting connected, double glazed doors and window to front.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
92 plus A		
81-91 B		
69-80 C		
55-68 D		
39-54 E		
21-38 F		
1-10 G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC 		