



**STUART  
CHARLES**  
ESTATE AGENTS



## Chestnut Avenue

, Corby, NN17 2ER

£275,000





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## Entrance Hall

Entered via a double glazed front door, door to;

## Kitchen/Diner

13'6" x 9'10" (4.14 x 3)

Fitted to comprise a range of base and eye level units, one and a half bowl sink and drainer, electric range cooker with overhead extractor, space for automatic washing machine, space for fridge freezer, space for dishwasher, wall mounted combi boiler, double glazed window to front elevation, radiator, door to;

## Lounge & Snug

24'3" x 9'5" (7.4 x 2.88)

Tv point, radiator, radiator, double glazed window to rear elevation, double glazed bay window to front elevation

## Study

8'2" x 7'6" (2.5 x 2.3)

Radiator, large storage cupboard, opening to;

## Conservatory

10'9" x 20'8" (3.3 x 6.3)

Double glazed windows to rear elevation, double glazed french doors to rear elevation, radiator, radiator.

## First floor landing

Double glazed window to front elevation, loft access, doors to;

## Bedroom One

9'4" x 14'11" (min) x 17'11" (max) (2.85 x 4.55 (min) x 5.47 (max))

Double glazed window to rear elevation, radiator, built in wardrobe.

## Bedroom Two

9'7" x 7'10" (2.93 x 2.40)

Double window to rear elevation, radiator, built in double wardrobe.

## Bedroom Three

9'3" x 7'1" (2.84 x 2.17)

Double window to front elevation, radiator, built in wardrobe.

## Bathroom

8'2" x 6'5" (2.5 x 1.98)

Fitted to comprise of a low level pedestal, low level hand wash basin with vanity unit, L shaped panel bath with overhead system shower, radiator, double glazed window to front elevation.

## Outside

Front - A large laid lawn along side a long concrete driveway providing parking for multiple vehicles.

Rear - A landscaped garden consisting of a patio leading to a tiered laid lawn, pebble dash, patio seating area, large decking with overhead pergola. The whole garden is enclosed to all sides by timber fencing.

Side - To the side elevation is a fitted BBQ area with drinks cooler with gated access to front elevation.





Road Map



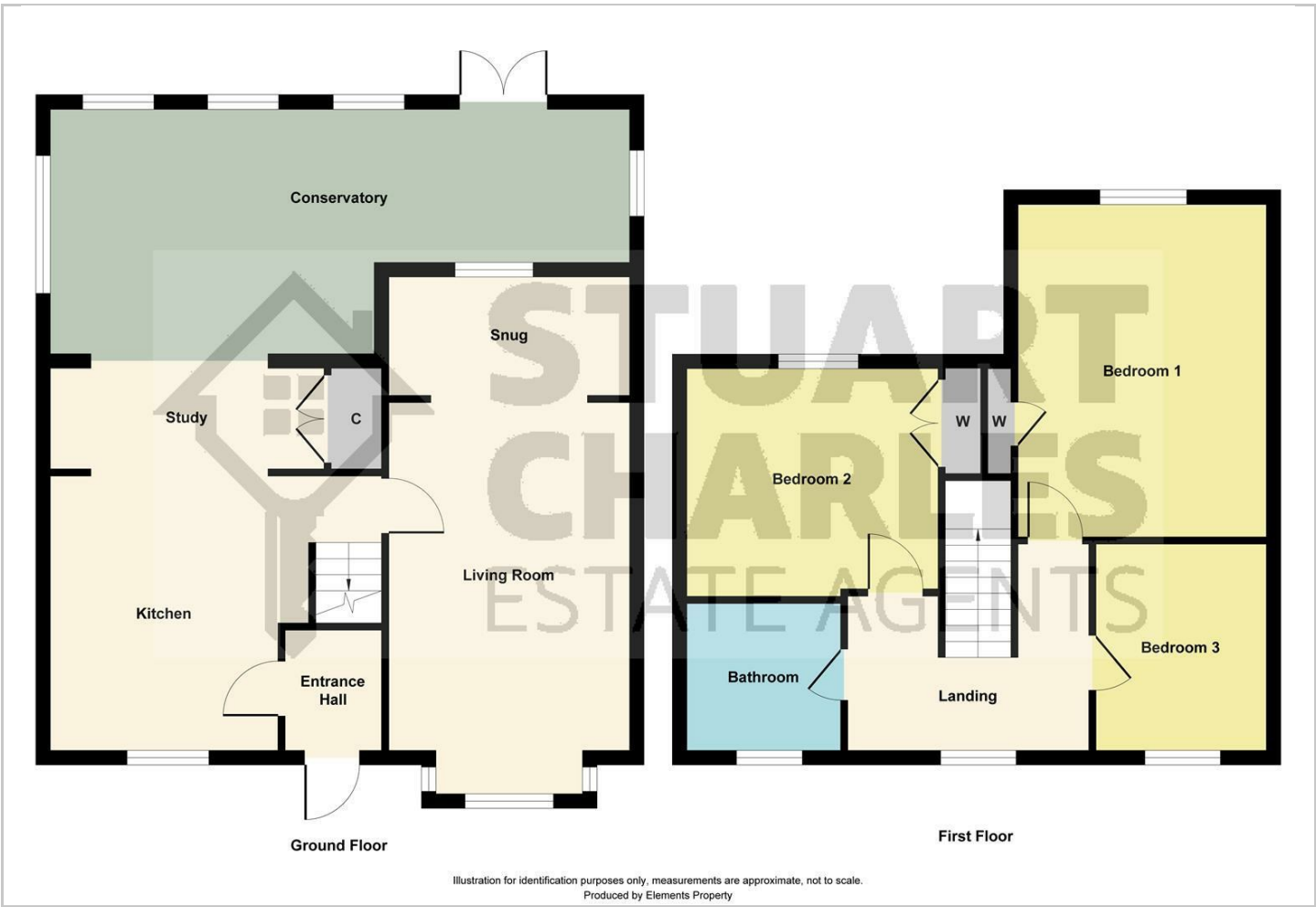
Hybrid Map



Terrain Map



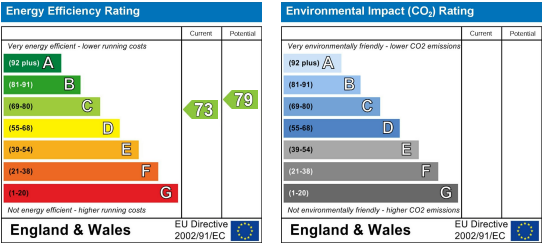
Floor Plan



Viewing

Please contact our Stuart Charles Estate Agents Office on 01536 234264 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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