



8 Laxton Close, Corby, Northants, NN17 2QL

£220,000

Situated in this highly sought after area is this EXTENDED THREE bedroom family home located in the popular Lodge Park area of Corby. With multiple primary and secondary schools walking distance as well as several shopping area's an early viewing is recommended to avoid missing out on this home. The accommodation comprises to the ground floor of an entrance hall, lounge, family room/office, modern kitchen/breakfast room and separate dining room. To the first floor are three good sized bedrooms and a modern four piece bathroom suite. Outside to the front is a low maintenance gravel garden enclosed by timber fencing. To the rear a low maintenance artificial lawn area is partially covered by a pergola while the garden is laid with plum slate and low maintenance paving. A pedestrian door leads to the garage which has power and lighting fitted. Off road parking is located for multiple vehicles and gives access to the detached garage. Call now to view!!.

- REFITTED KITCHEN/BREAKFAST ROOM
- LOUNGE
- THREE BEDROOMS
- LOW MAINTNENANCE FRONT AND REAR GARDENS
- WALKING DISTANCE TO PRIMARY AND SECONDARY SCHOOLS
- SEPERATE DINING ROOM
- FAMILY ROOM/OFFICE
- MODERN FOUR PIECE BATHROOM SUITE
- OFF ROAD PARKING FOR MULTIPLE VEHICLES AND GARAGE
- CLOSE TO SHOPS AND MAIN BUS ROUTES AND WELL AS THOROUGHSALE WOODS AND BOATING LAKE

Entrance Hall

Entered via a double glazed door, radiator, storage cupboard, doors to:

Lounge

13'4 x 10'4 (3.96m;1.22m x 3.15m)
Double glazed window to front elevation, radiator, Tv point, Media wall, door to:

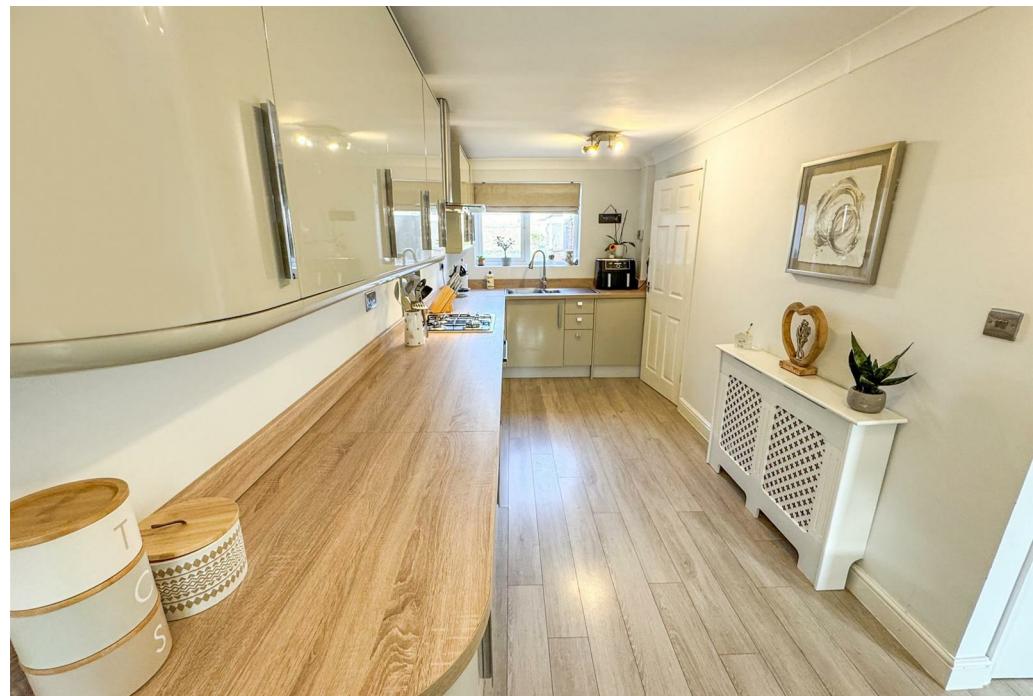
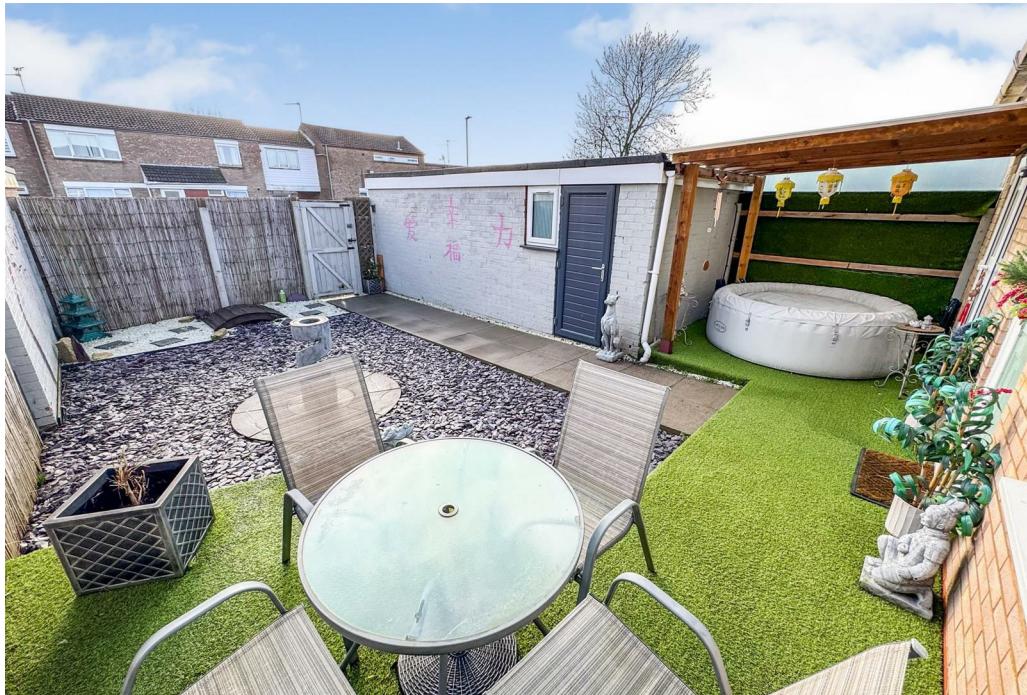
Family Room/Office

11'9 x 10'2 (3.58m x 3.10m)
Double glazed window to rear elevation, radiator.

Kitchen/Breakfast Room

17'2 x 7'0 (5.23m x 2.13m)
Fitted to comprise a range of base and eye level units with a one and a half bowl steel sink and drainer, gas hob with extractor, electric oven, integrated fridge and freezer, integrated washing







machine, under stairs storage, double glazed window to front elevation, radiator, archway to:

Dining Room

7'6 x 7'0 (2.29m x 2.13m)

Double glazed French doors to rear elevation, radiator.

Rear Hall

Double glazed door to rear elevation, radiator, stairs rising to first floor landing.

First Floor Landing

Loft access, double glazed window to front elevation, airing cupboard with boiler, doors to:





Bedroom One

10'4 x 9'4 (3.15m x 2.84m)

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

Bedroom Two

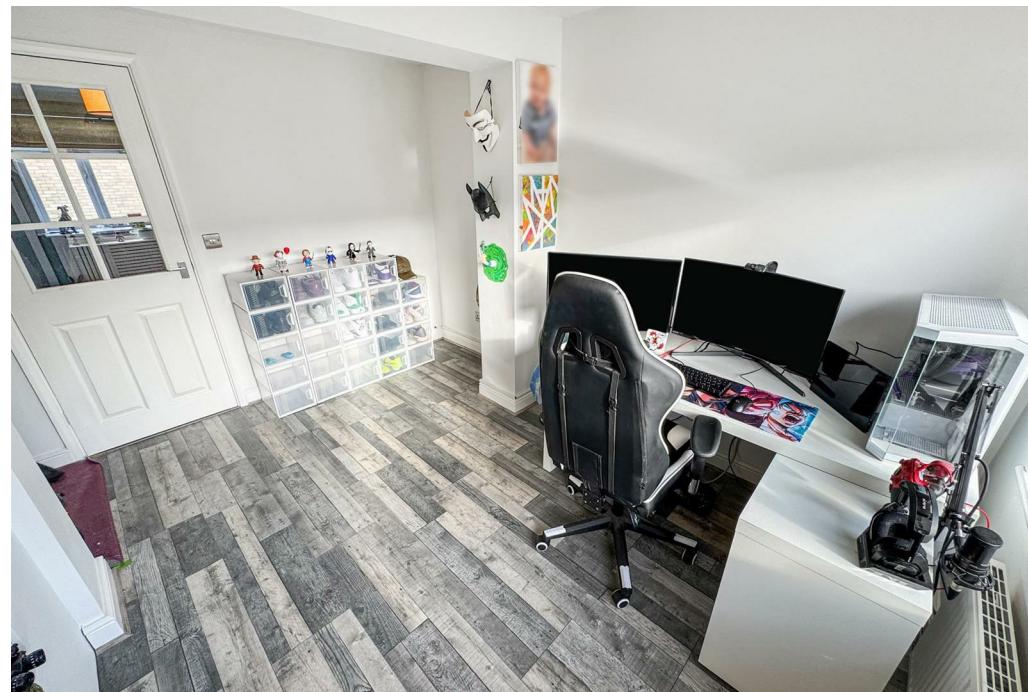
10'2 x 8'2 (3.10m x 2.49m)

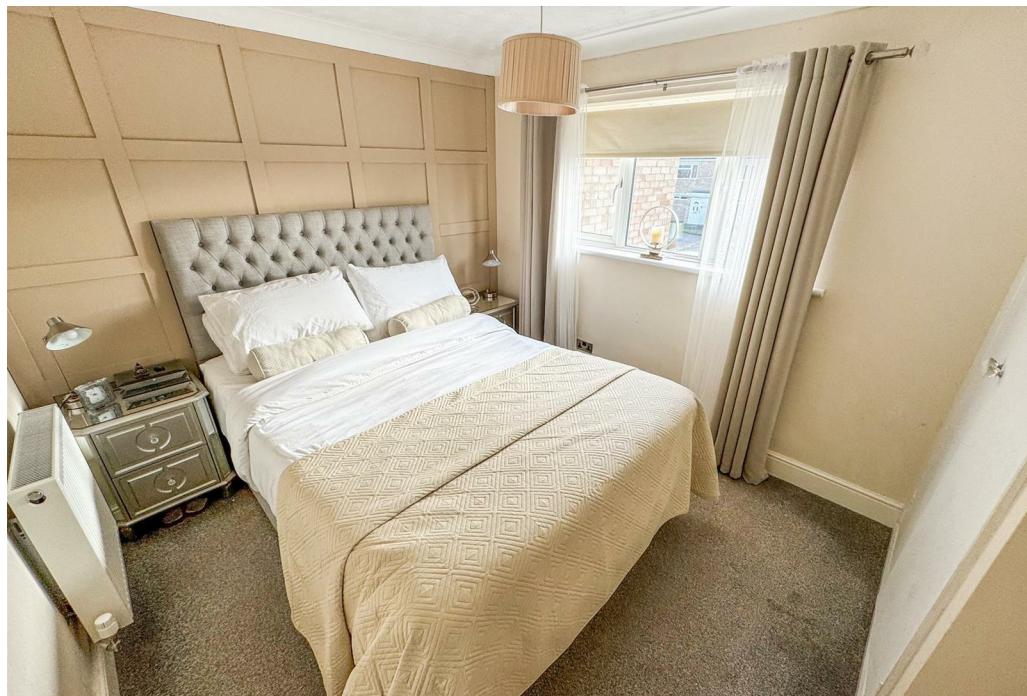
Double glazed window to rear elevation, radiator, built in wardrobe.

Bedroom Three

7'6 x 6'8 (2.29m x 2.03m)

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





Bathroom

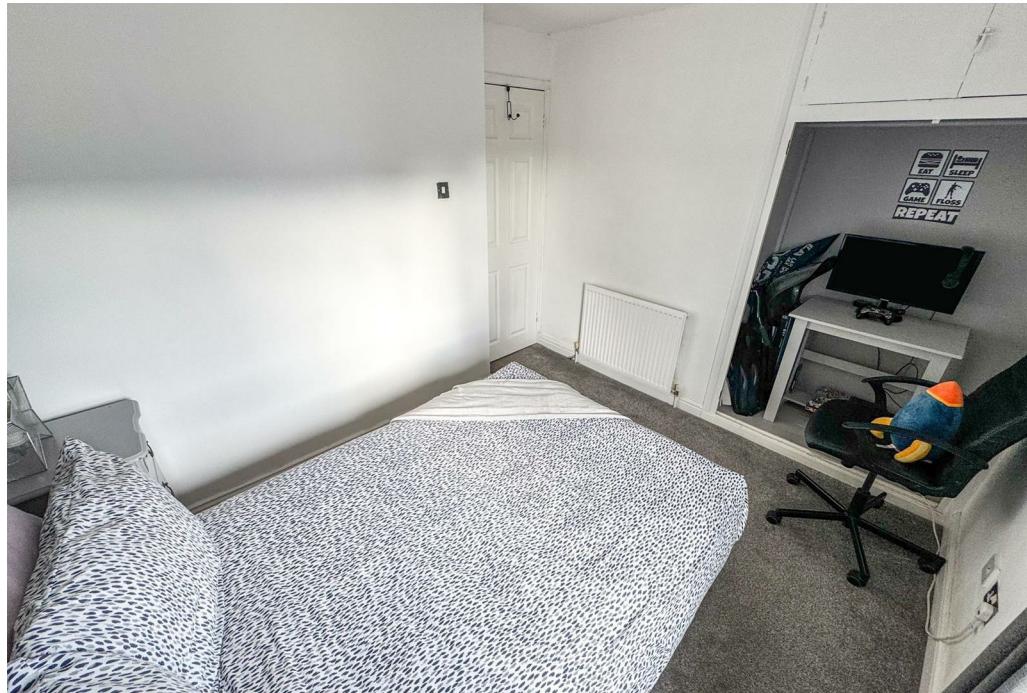
Fitted to comprise a four piece suite consisting of a panel bath, mains feed waterfall double shower cubicle, low level wash hand basin, low level pedestal, radiator, double glazed window to front elevation.

Outside

Front: A low maintenance gravel garden is enclosed by timber fencing to all sides.

Rear: A low maintenance artificial lawn is partially covered by a pergola to one side and leads to a low maintenance gravel and patio area with gated access to the rear and a pedestrian door to the garage.





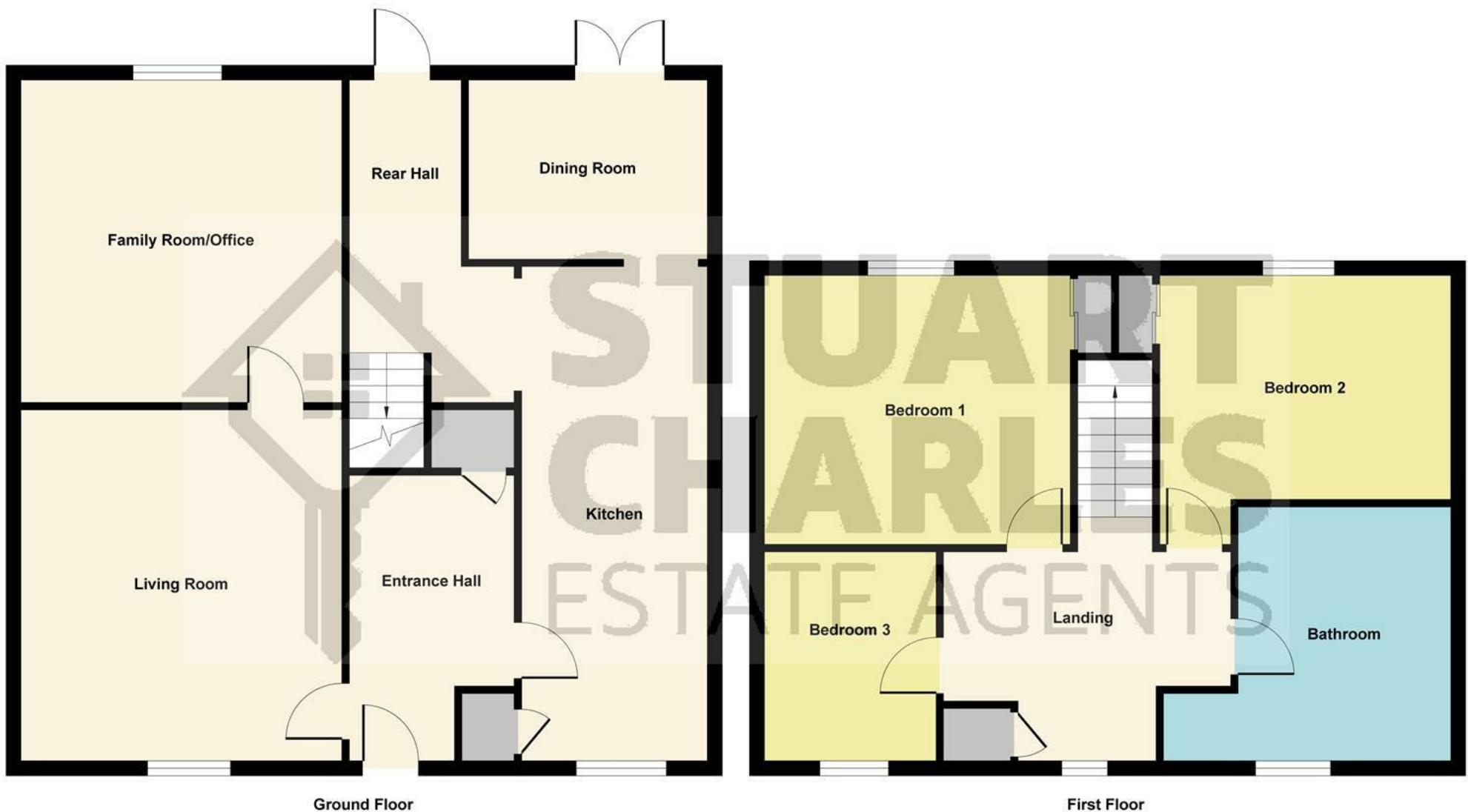


Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property



Garage: Wit up and over door (currently boarded off). power ad lighting connected, pedestrian door to garden.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	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 2002/81/EC	