



8 Langport Green, Corby, NN18 0DX



£215,000

Situated in the popular Beanfield area of Corby and offered FOR SALE is this THREE bedroom family home. Located walking distance to primary and secondary schools as well as local shops. The accomodation comprises to the ground floor of an entrance hall, lounge/diner and kitchen/breakfast room. To the first floor are three good sized bedrooms and three piece modern family bathroom. Outside to the front is a low maintenance laid lawn with gated side access, to the rear a large patio area leads onto a laid lawn and to the driveway which provides off road parking accessed via twin gates. Call now to view!!.

- LARGE LOUNGE/DINER
- THREE GOOD SIZED BEDROOMS
- OFF ROAD PARKING TO THE REAR FOR MULTIPLE VEHICLES
- GREEN SPACE TO THE FRONT
- CLOSE TO MAIN BUS LINK
- MODERN KITCHEN/BREAKFAST ROOM
- MODERN BATHROOM
- GOOD SIZED GARDEN
- WALKING DISTANCE TO SCHOOLS AND SHOPS
- COMPLETE CHAIN

Entrance Hall

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

Lounge/Diner

19'6 x 11'6 (5.94m x 3.51m)

Double glazed window to front elevation, double glazed French doors to rear elevation, two radiators, Tv point, telephone point, door to:

Kitchen/Breakfast

17'0 x 9'8 (5.18m x 2.95m)

Fitted to comprise a range of base and eye level units with a single sink and drainer, gas hob with extractor, electric oven, integrated fridge/freezer, integrated washing machine and dishwasher, double glazed window to rear elevation, radiator, double glazed door to side elevation.







First Floor Landing

Loft access, airing cupboard, stairs rising from ground floor, doors to:

Bedroom One

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

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

Bedroom Two

11'6 x 9'0 (3.51m x 2.74m)

Double glazed window to rear elevation, radiator.

Bedroom Three

10'8 x 6'4 (3.25m x 1.93m)

Double glazed window to front elevation, radiator.





Bathroom

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

Outside

Front: A low maintenance laid lawn is enclosed by timber fencing to all sides with gated access to the side.

Rear: A large patio area leads onto a laid lawn and to the driveway which provides off road for multiple vehicles.









Ground Floor



First Floor



Floor plan not to scale - for guidance purposes only.



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			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC 	