



Connells

Wallis Road
Kettering



Property Description

Situated in a popular residential area of Kettering, this two double bedroom home offers convenient access to the town centre, train station, local schools and a range of everyday amenities. With spacious accommodation throughout, a private rear garden and two generous double bedrooms, this property is perfectly suited to first-time buyers, investors or those looking to downsize.

The property is entered via a welcoming entrance hall, giving access to the ground floor accommodation. The spacious living room offers a comfortable setting for everyday living, while the kitchen/dining room provides an excellent space for both family meals and entertaining, with direct access to the rear garden. A convenient ground floor cloakroom completes the downstairs accommodation.

To the first floor are two well-proportioned double bedrooms, both benefiting from ample natural light. The accommodation is served by a shower room fitted with a three-piece suite.

Externally, the property enjoys a fully enclosed rear garden, providing a private outdoor space ideal for relaxing or entertaining during the warmer months.

Viewing is highly recommended to fully appreciate the accommodation and convenient location on offer

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

Ground Floor

Entrance Hall

Welcoming hallway with access to the lounge and kitchen/dining room.

Lounge

Window to front, carpet flooring

Kitchen / Diner

open-plan kitchen/dining room spanning the width of the property. Fitted with a range of wall and base units with work surfaces over, space for appliances. stairs to first floor with added storage. access to rear garden

Cloakroom

Fitted with a low-level WC and wash hand basin

First Floor

Bedroom One

window to front, carpet flooring

Bedroom Two

window to rear, carpet flooring

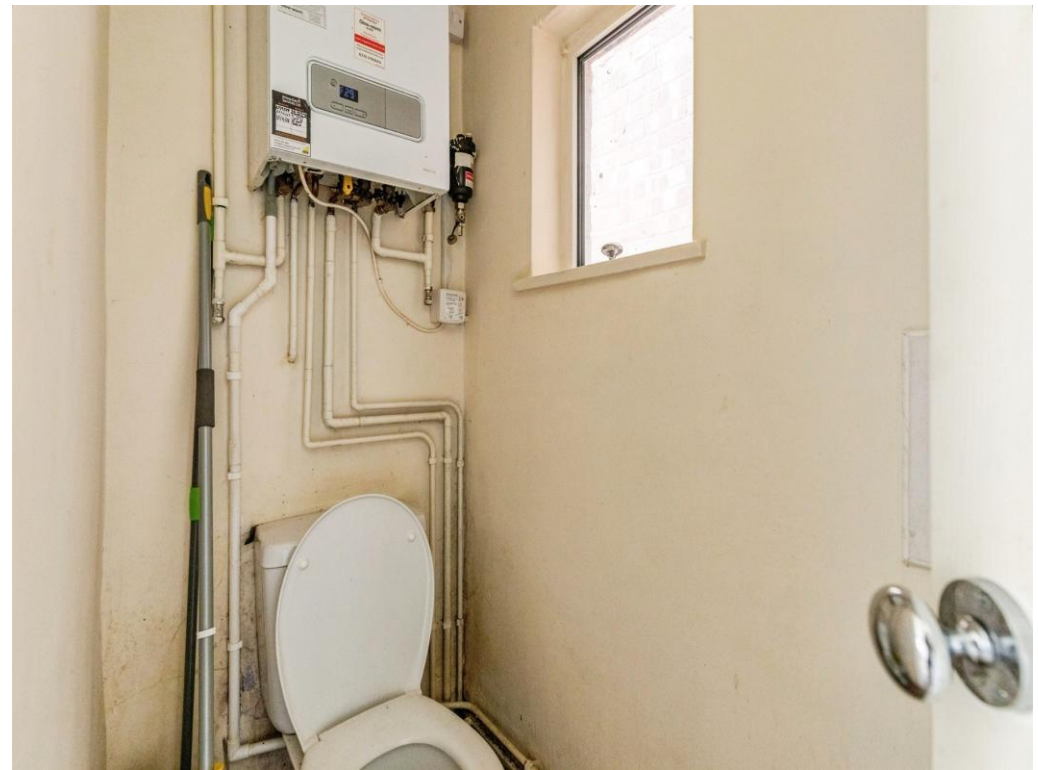
Shower Room

Fitted shower, wash hand basin and low-level
WC, window to front

Externally

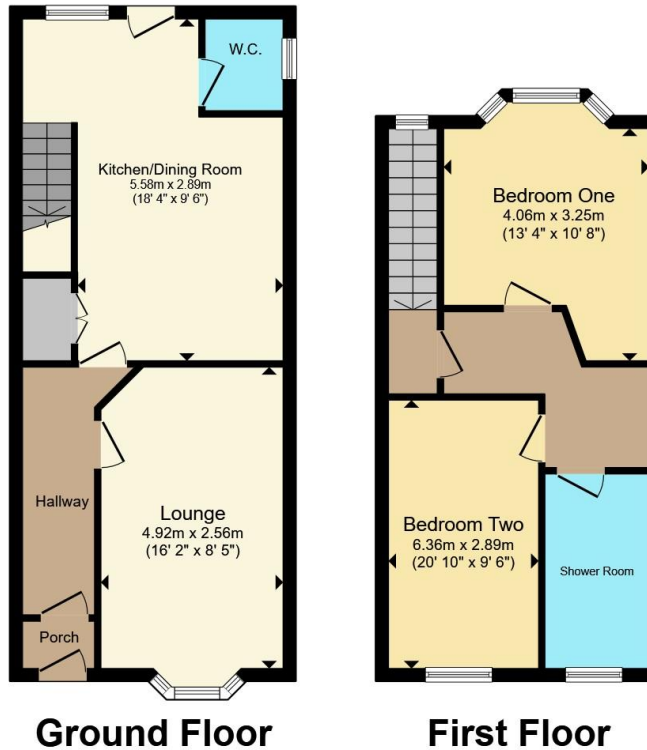
Rear Garden

enclosed rear garden, layed to lawn









Total floor area 83.6 m² (900 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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5 Montagu Street
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EPC Rating: Council Tax
 Awaited Band: A

Tenure: Freehold

view this property online connells.co.uk/Property/KTT308899



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