



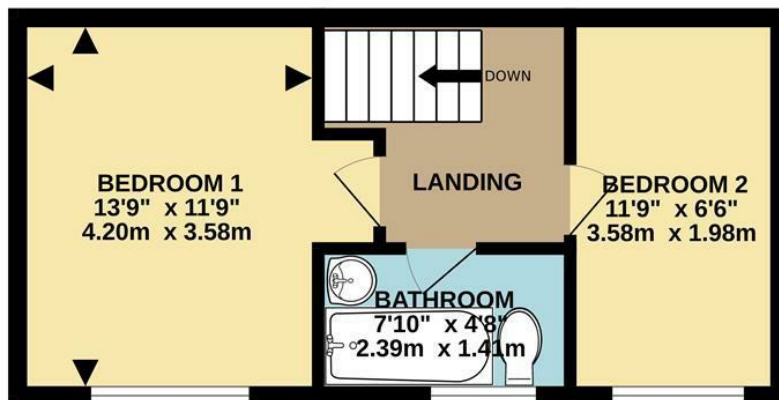
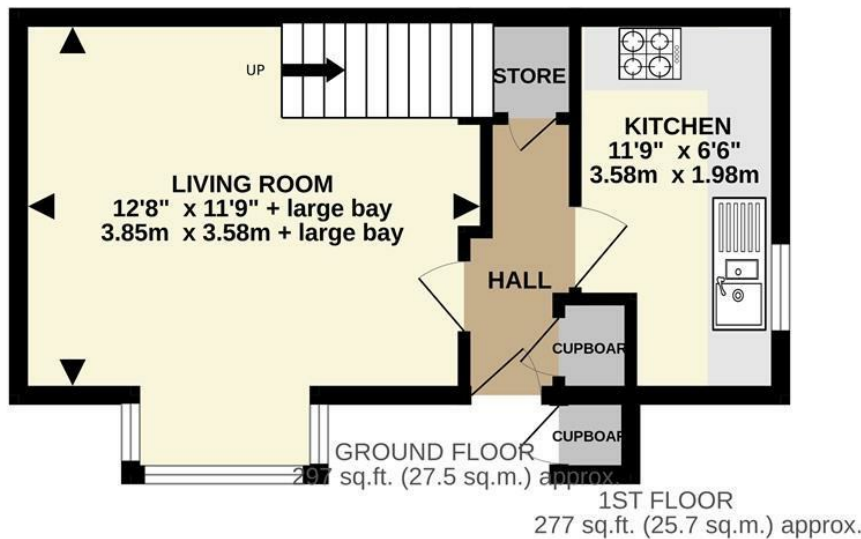
42 Brambleside Court, Kettering NN16 9BY

Asking Price £145,000

This inviting two-bedroom corner terrace house presents an excellent opportunity for first-time buyers and investors alike. While the property would benefit from some updating, it offers remarkable potential to become a comfortable and stylish home in a highly sought-after area. The accommodation features modern electric heaters, including a heated towel rail in the bathroom, and PVC double glazing. Off-road parking is conveniently located next to the house, and the block-paved front garden could possibly be adapted to provide additional parking if required. Residents will appreciate the proximity to local amenities, with shops, pubs, and a bus route just a short walk away. Early viewing is strongly recommended to fully appreciate both the location and the possibilities this property offers. The sale is offered with no onward chain.

Tenure: Freehold
Energy Rating: C
Council Tax Band: B

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TOTAL FLOOR AREA : 573 sq.ft. (53.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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- 2 bedroom corner terrace
- PVC double glazing, modern electric heaters
- First floor bathroom
- Off road parking space
- Block paved front garden

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		88
(69-80) C	69	
(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	



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Important: We would like to inform prospective purchasers that these sales particulars have been prepared in good faith as a general guide only. A survey has not been carried out, nor the services, appliances and fittings tested. All measurements are approximate; sizes should not be relied upon for furnishing, or any other purposes. Floor plans are for guidance and illustration purposes only and are not to scale. Photos are taken with a wide angle lens. Items shown in the photographs are expressly excluded unless agreed otherwise in writing. If there are any matters likely to affect your decision to buy, please contact us before viewing the property and clarify all matters prior to offer. L786

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