



100 Willow Brook Road, Corby, NN17 2EB

Offers in the region of £254,800

Stuart Charles are delighted to offer FOR SALE this three bedroom semi detached family home located in the desirable Shire area of Corby. Whilst being extensively REFURBISHED, this property benefits from being fully rewired with combi boiler, new windows and doors in addition to new kitchen and bathroom. Set within a range of amenities to include multiple schools and shops, an early viewing is recommended to avoid missing out on this home. The accommodation comprises to the ground floor of an entrance porch, entrance hall, lounge and modern kitchen/diner . To the first floor are three good sized bedrooms with built in wardrobes and a three piece family bathroom. Outside is a laid lawn with a large driveway that provides off road parking for multiple vehicles. To the rear is a large corner plot, with pergola, patio, laid lawn leading to a large carp pond, all enclosed by timber fence surround. There is also a summer house with power and lights. Call now to view!!

- SPACIOUS LOUNGE
- THREE GOOD SIZED BEDROOMS
- FULLY REWIRED
- PRIVATE LANDSCAPED GARDEN
- WELL PRESENTED
- REFITTED KITCHEN AND BATHROOM
- MODERN COMBI BOILER
- NEW WINDOWS AND DOORS
- LARGE DRIVEWAY AND CORNER PLOT
- WALKING DISTANCE TO LOCAL SHOPS

Entrance Hall

Entered via a double glazed door, under stair storage, doors to;

Lounge

14'0 x 10'0 (4.27m x 3.05m)

Double glazed window to front elevation, electric fireplace, radiator.

Kitchen/Diner

21'4 x 10'0 (6.50m x 3.05m)

Fitted to comprise a range of newly

fitted base and eye level units with sink and drainer, electric hob, integrated electric oven, a range of integrated appliances, pantry cupboard, double glazed doors to rear elevation, double glazed window to side elevation.

First Floor Landing

loft access, doors to;







Bedroom One

13'9 x 8'3 (4.19m x 2.51m)

Two fitted wardrobes, double glazed window to front elevation, radiator.

Bedroom Two

13'7 x 10'1 (4.14m x 3.07m)

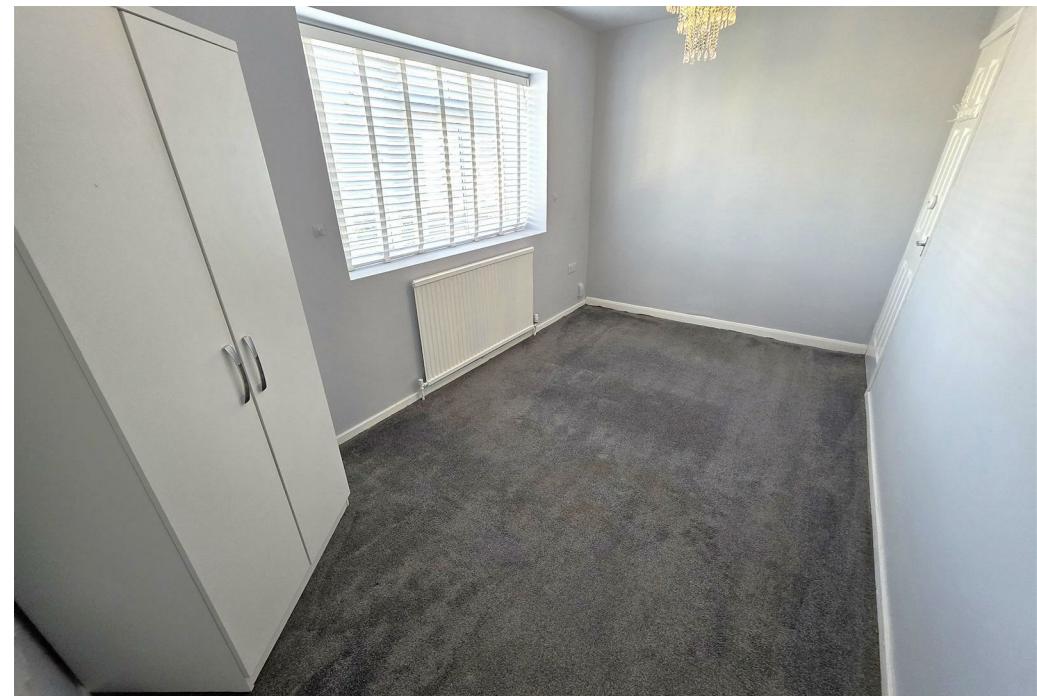
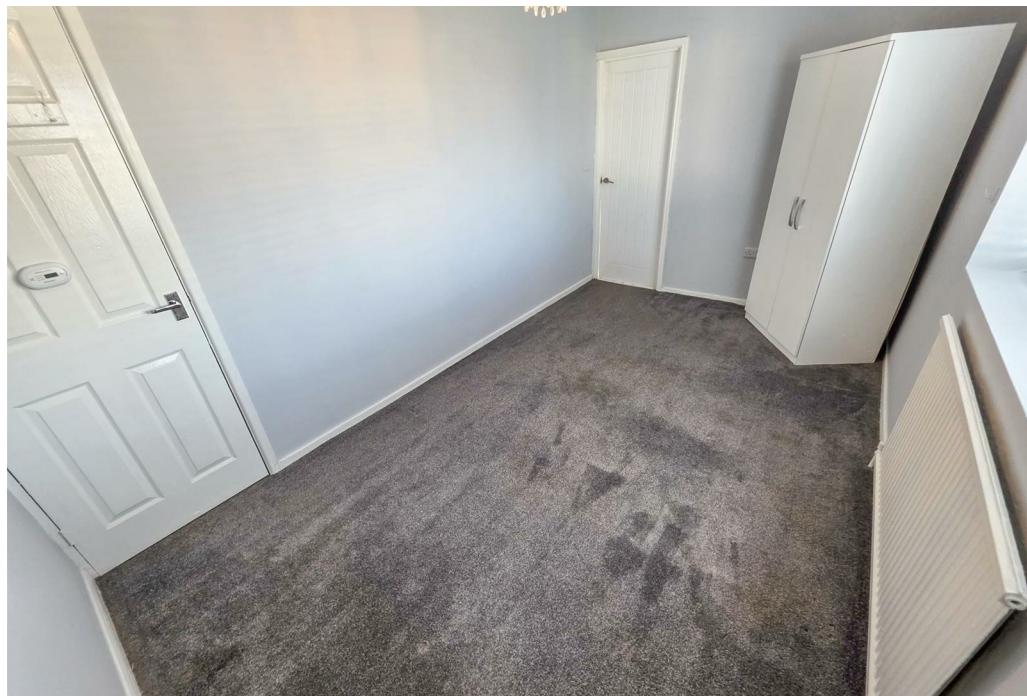
Fitted wardrobe, double glazed window to rear elevation, radiator.

Bedroom Three

9'4 x 7'1 (2.84m x 2.16m)

Fitted wardrobes, double glazed window to front elevation, radiator.





Bathroom

7' x 5'6 (2.13m x 1.68m)

Fitted to comprise of a three piece suite consisting of a low level pedestal, low level hand wash basin with vanity unit, panel bath with overhead system shower, ladder radiator, double glazed window to rear elevation.

Summer House

12'5 x 9'0 (3.78m x 2.74m)

With power and lights

Outside

Outside is a laid lawn with a large driveway that provides off road parking for multiple vehicles.





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

Produced by Elements Property



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	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 2002/91/EC