13 Beech Close, Corby, NN17 2AF

STUART CHARLES
ESTATE AGENTS

£160,000

Situated in a quiet cul-de-sac and in the desirable Shire area of Corby, is this TWO DOUBLE bedroom mid terrace property is offered for sale with NO ONWARD CHAIN . Benefiting from being within walking distance to a range of amenities to include several 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 hall, large living room and kitchen. To the first floor are two good sized bedrooms and a three piece bathroom. Outside to front is a low maintenance laid lawn. To the rear a laid lawn enclosed by timber fencing. Call to view now!!

- NO CHAIN
- WALKING DISTANCE TO LOCAL AMENITIES
- POTENTIAL TO ADD PARKING STPP
- IDEAL FOR FIRST TIME BUYERS OR INVESTORS
- MODERN BATHROOM
- WALKING DISTANCE TO LOCAL SCHOOLS
- CUL DE SAC LOCATION
- TWO DOUBLE BEDROOMS
- GOOD SIZED LOUNGE

Entrance
7'0" x 3'8" (2.15m x 1.13m)
Entered via a double glazed door, radiator, open arch leading to;

Kitchen
7'1" x 9'2" (2.17m x 2.80m)
Fitted to comprise a range of base and eye level units with a single bowl sink and drainer, space for free standing cooker, space for fridge freezer, radiator, wall mounted boiler, double glazed window to front

Lounge
14'0" x 13'5" (4.29m x 4.09m)
Double glazed French doors to garden, two radiators, Tv point, stairs rising to first floor landing

Upstairs Hallway
5'0" x 6'4" (1.54m x 1.95m)
Loft access, doors to:

Bathroom
6'6" x 6'4" (2.00m x 1.95m)
Fitted to comprise a three piece suite consisting of a bath, low level pedestal, radiator, double glazed window to front elevation.

Bedroom One
11'5" x 9'9" (3.50m x 2.99m)
Double glazed window to rear elevation, radiator.

Bedroom Two
11'11" x 6'6" (3.64m x 1.99m)
Double glazed window to front elevation, radiator.

Outside
Front: A low maintenance laid lawn can be converted

to provide off road parking.

Rear: A patio area leads onto a laid lawn while the garden is enclosed by timber fencing.

Living Room

Entrance **Kitchen**

Ground Floor

Bedroom 1

C

Landing

C

Bedroom 2

Bathroom

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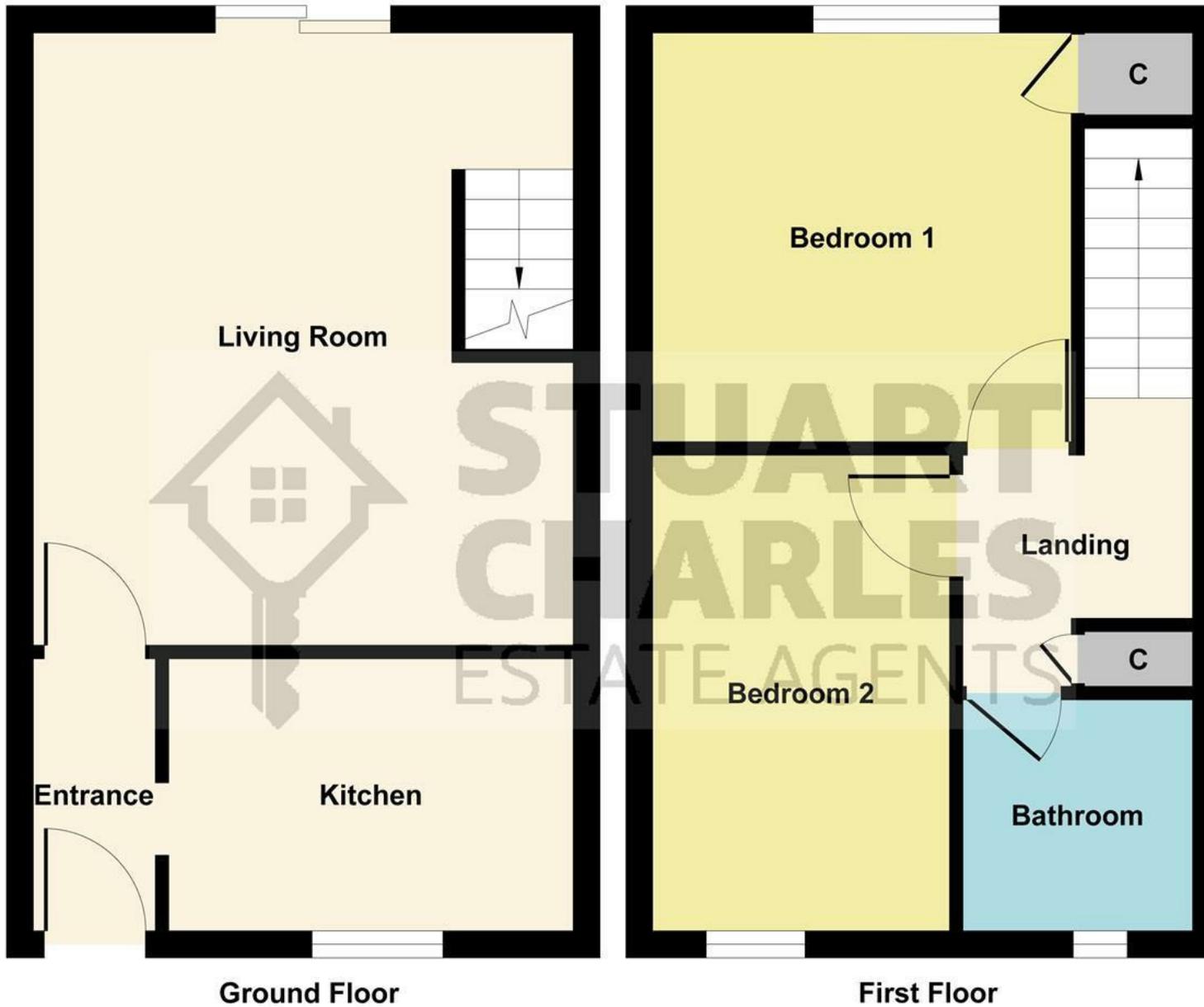
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Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		90
(69-80) C		
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales — EU Directive 2002/91/EC