



1A Vine Gardens, Burton Latimer, Kettering NN15 5ZT

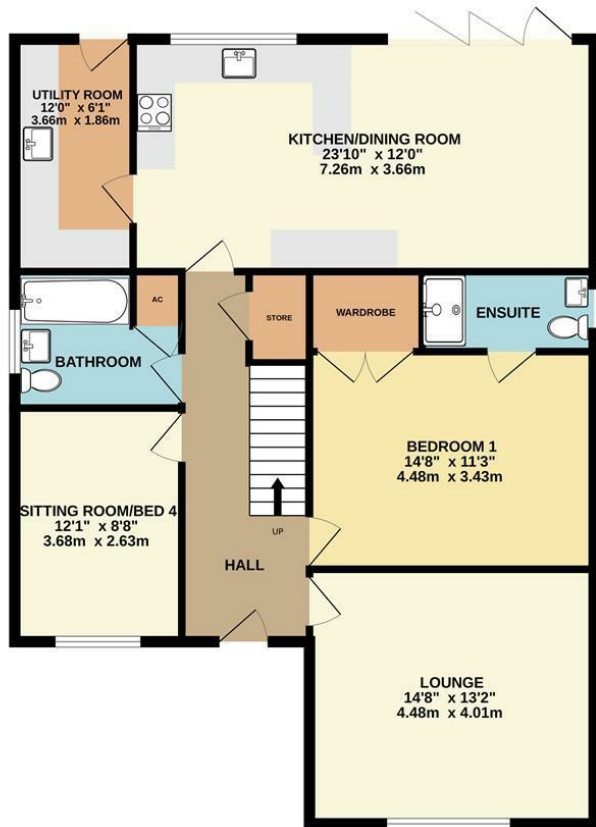
Asking Price £495,000

Wow!!! A wonderful three/four bedroom detached family home that offers versatile accommodation over two floors. Located at the end of a small private cul-de-sac offering on a plot that offers a high level of privacy. Constructed to a very high standard with many luxury features the property comprises a reception hall, lounge, sitting room/bedroom 4, wc, super open plan kitchen/dining/sitting room, utility, bathroom/wc, master bedroom with en-suite and two further double bedrooms and shower room to the first floor. Outside is a large driveway that leads to a DOUBLE GARAGE and a space for CARAVAN/MOTORHOME. There is a good size enclosed rear garden with a large raised patio area. The property benefits from gas central heating, underfloor to the ground floor, double glazed, luxury fitted kitchen with built in oven/hob, extractor, microwave, fridge/freezer and dishwasher. There are outside taps both front and rear plus external power points to the patio. The property is very well presented throughout. Vine Gardens is a private cul-de-sac located for ease of access to open countryside and local shops. The town center is within easy reach as is the A14 and there is main line rail connection to London St Pancras from Kettering Station. Viewing essential.

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

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GROUND FLOOR



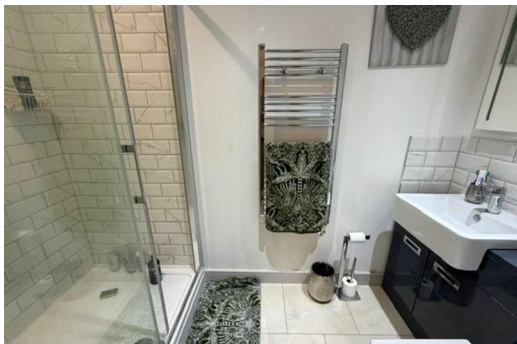
1ST FLOOR



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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- Four Bedrooms Detached Family Home
- Double Garage
- Parking For Caravan/Motorhome
- Luxury Family Kitchen/Dining/Sitting Room
- Gas Central Heating
- Double Glazed
- Good Size Garden
- Versatile Acomodation

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
	86	93



2 Silver Street, Kettering,
Northamptonshire, NN16 0BN
Tel: 01536 312 600

sales@lucasestateagents.co.uk

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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