

Broadlands, Desborough **Freehold** £340,000 O.I.E.O.

Pattison Lane

Key Features

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- Three Bedroom Detached Bungalow
- Conservatory
- Garage / Workshop & Additional Partially Converted Garage
- Spacious L Shaped Lounge / Dining Room
- Corner Plot

A rare and versatile opportunity, this three-bedroom detached bungalow sits on an expansive corner plot and features a substantial 25'9" x 12'5" detached garage/workshop with its own independent private driveway - an exceptional addition offering immense value for trades, car enthusiasts, or those seeking dedicated home workspace.







Internally, the accommodation is bright and well-proportioned, featuring a generous L-shaped open-plan living and dining area, a fitted kitchen, conservatory, three comfortable bedrooms, and a family bathroom. The integral garage has also been partially converted, providing flexible ancillary space.

Outside, substantial wrap-around gardens extend beyond the existing fence line, presenting excellent further potential.

Early viewing is strongly advised.

The accommodation comprises:

ENTRANCE PORCH

LOUNGE / DINING ROOM 18'4 max x 21'4 max (L shaped room) (5.58m x 6.50m)

KITCHEN 9'10 x 8'8 (2.99m x 2.64m)

INNER HALL

BEDROOM ONE 10'11 x 11'7 (3.32m x 3.53m)

BEDROOM TWO 10'10 x 9'5 (3.30m x 2.87m)

BEDROOM THREE 7' x 8'8 (2.13m x 2.64m)

CONSERVATORY 11'5 x 8'5 (3.47m x 2.56m)

BATHROOM





GROUND FLOOR





OUTSIDE

FRONT GARDEN

DRIVEWAY

GARAGE WITH STORAGE ROOM

REAR GARDEN

ADDITIONAL GARAGE / WORKSHOP 12'5 x 25'9

AGENTS NOTE:
The sale of this property is subject to receipt of Grant of Probate. Please obtain an update from the branch with regards to the potential timeframes involved.

Please note that the AML fee covers 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.

To view this property call Pattison Lane on: **01536 430527**

Selling your property?

SCAN ME

Contact us to arrange a FREE home valuation.

01536 430527

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1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: DPL101727 - 0004