



12 TEAL CLOSE KETTERING

£185,000
FREEHOLD

Carter Williams is pleased to present this charming two-bedroom end of terrace house located in the peaceful cul-de-sac of Teal Close, Burton Latimer, Kettering. Built in 1990, this delightful property spans approximately 560 square feet and offers a comfortable living space ideal for individuals or small families.

Upon entering, you are welcomed by a bright entrance hall that leads to a well-appointed kitchen, perfect for preparing meals and entertaining guests. The spacious sitting room provides a cosy atmosphere, ideal for relaxation after a long day. The property features two generously sized double bedrooms, ensuring ample space for rest and personal belongings. The family bathroom is conveniently located to serve both bedrooms.

The end of terrace position offers added privacy and a pleasant outlook, making this home a tranquil retreat. The surrounding area is known for its friendly community and convenient access to local amenities, schools, and transport links, making it an excellent choice for those seeking a blend of comfort and convenience.



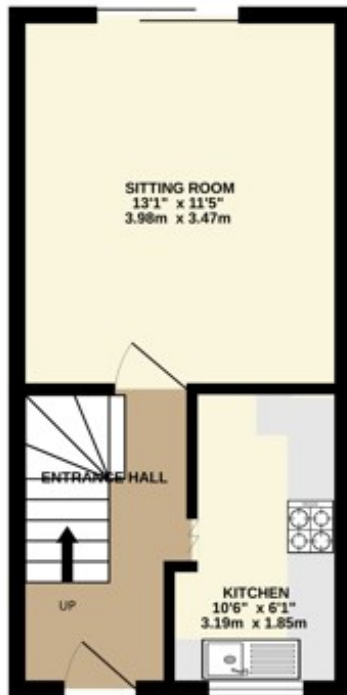
- Two double bedrooms • End of terrace house • Cul-de-sac location • Front and rear gardens • Off-road parking available



- Gas radiator heating • Double glazed windows • Ideal for first-time buyers • Immediate viewing essential • Built in 1990



GROUND FLOOR
208 sq.ft. (24.9 sq.m.) approx.



1ST FLOOR
277 sq.ft. (25.7 sq.m.) approx.



TOTAL FLOOR AREA: 545 sq.ft. (50.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the figures 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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		87
(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

EPC Rating: C Council Tax Band: B

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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