



# COLDERMEADOW AVENUE

Corby, Northamptonshire, NN18 9AJ | £375,000





' A Rarely Available Property  
on a Fabulous Plot'





# Coldermeadow Avenue, Corby, NN18 9AJ

A Rare Gem. Set in one of Corby's premier locations is this rarely available detached property situated on a beautifully established plot and offered with no chain. The property boasts a refitted contemporary kitchen/breakfast room, living room, and impressive 29ft conservatory overlooking the stunning gardens. Upstairs offers three bedrooms with a further home office/hobby room and fitted four piece family bathroom. The generous established lawned gardens with flower and shrub borders have been lovingly tended and offer great potential for further extension to the property (subject to relevant consent)

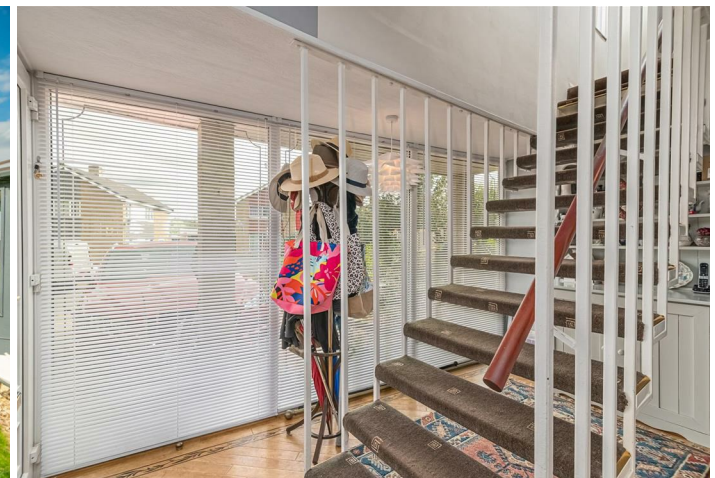
A driveway to the front also leads to an oversized garage. Properties of this type and in this location are in short supply so an early viewing is highly recommended.

Council Tax Band - D  
EPC Rating - E

The front door opens to the entrance hall with stairs rising to first floor and doors to the downstairs rooms. The kitchen/breakfast room has been refitted with a contemporary range of units and has a window to the rear, door to the side lobby area and leads through to the living room. The living room has a feature fireplace, a window to the front and patio doors leading to the conservatory. The spacious conservatory has windows to the sides and rear together with double doors to the rear garden. The side lobby provides access to the rear garden, garage and the separate WC.

The first floor landing has a window to front and provides access to first floor rooms. Bedroom 1 is a generous double room with windows to front and rear and built-in wardrobes. Bedroom 2 is another double room with a window to the rear. Bedroom 3 is a double room with a window to the rear and under eaves storage, it is accessed via the home office/dressing room which has a window to the rear and fitted cupboard

The property has a gravelled frontage with a block paved driveway leading to the oversized garage. The established lawned rear gardens are a real feature of the property.

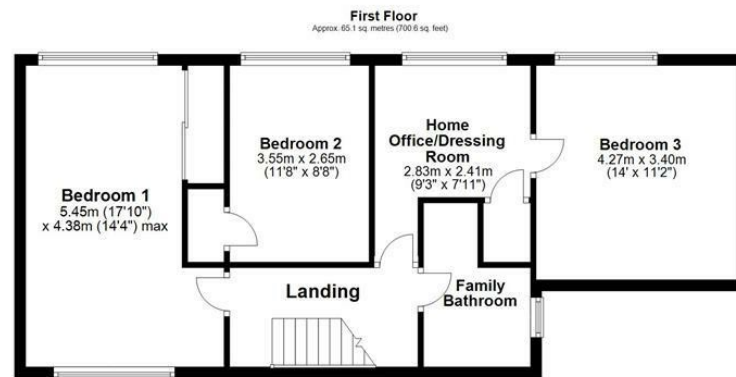
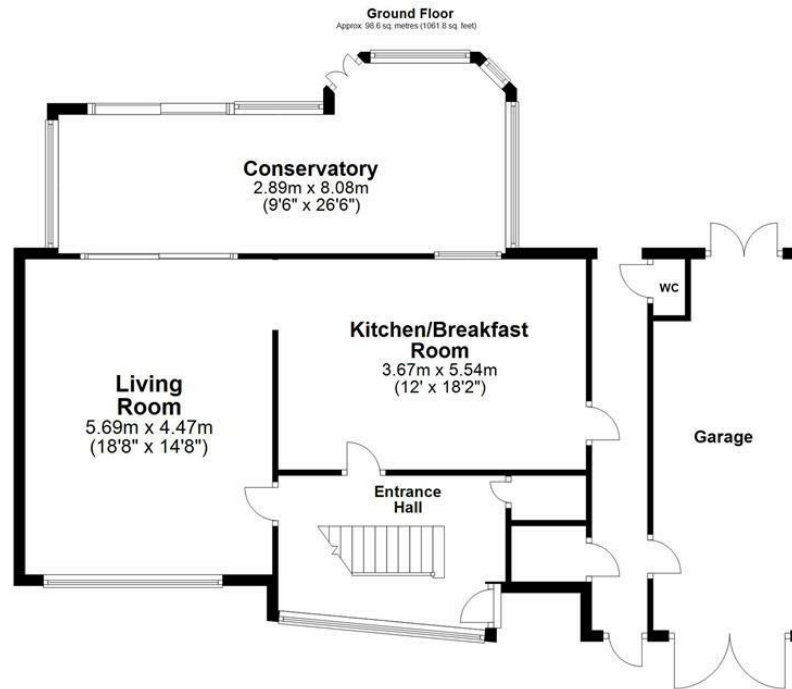


3  bedrooms 1  bathrooms  
2  receptions

**Council Tax Authority:** North Northants

**Tenure:** Freehold

**Energy Efficiency Rating:** null



Total area: approx. 163.7 sq. metres (1762.4 sq. feet)



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