



Finedon Road, Burton Latimer, Kettering **Freehold** £425,000 O.I.E.O.

**Pattison  
Lane**

# Key Features

 4  3  B  E

- Stylish & Spacious Four Bedroom Detached Home
- En Suite to Master Bedroom
- Upstairs Bathroom and Downstairs Shower Room / Looility with Washing Machine & Tumble Dryer
- Garage & Driveway to the Rear
- Show Home Condition Throughout

Substantial & Sophisticated: A Modern Four-Bedroom Detached Masterpiece - Boasting an undeniable "Wow Factor" from the moment you step inside, this substantial four-bedroom detached home represents the pinnacle of modern family living.

Situated in a prime, sought-after position within Burton Latimer, the current owners have executed considerable cosmetic improvements, resulting in a home that is as stylish as it is spacious.

## The Heart of the Home

The ground floor is defined by its incredible scale and fluid layout. A grand, six-metre lounge serves as a bright and inviting sanctuary, flowing effortlessly into a modern open-plan kitchen and dining suite. This expansive social hub is perfect for hosting, with large windows ensuring the space is bathed in natural light.



### Unrivalled Versatility

A standout feature of this residence is the thoughtfully designed ground floor living option. With a generously sized fourth bedroom, a dedicated study (ideal for the modern professional), and a stylish ground floor shower room, the property offers the rare flexibility to accommodate multi-generational living or guests with ease.

### First-Floor Luxury

The sense of space continues upstairs, where the proportions remain consistently impressive:

- Principal Suite: A vast master retreat featuring a bespoke built-in dressing area and a private, contemporary en-suite shower room.
- Additional Bedrooms: Two further large double bedrooms, ensuring every family member enjoys a sense of luxury and space.
- Family Shower Room: A sleek, modern suite serving the additional bedrooms.

### Exterior & Practicality

The property sits on a generous plot with beautifully maintained front and rear gardens, providing the perfect backdrop for outdoor entertaining. Practicality is also key, with a single garage and dedicated off-road parking situated to the rear.

### Key Features at a Glance:

- Substantial Detached Home: Significantly improved by the current owners.
- Energy Efficient: A modern build designed for lower running costs.
- Flexible Layout: Ground floor bedroom and shower room for versatile living.
- High-End Finish: Tastefully decorated and "move-in" ready.
- Kitchen / Dining Room: Built in speakers
- Prime Location: Highly desirable area with excellent local amenities.

-Viewings are highly recommended to truly appreciate the sheer scale and high-quality finish of this stunning family home.



GROUND FLOOR

1ST FLOOR



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The accommodation comprises:

ENTRANCE HALL

LOUNGE 10'6 max x 20'4 (3.20m x 6.19m)

KITCHEN / DINING ROOM 27'11 x 10'6 (8.50m x 3.20m)

STUDY 9'6 x 4'7 (2.89m x 1.39m)

GROUND FLOOR - BEDROOM FOUR 9'6 x 11'10 (2.89m x 3.60m)

SHOWER ROOM

FIRST FLOOR LANDING

BEDROOM ONE 11'6 max x 23' (3.50m x 7.01m)

EN SUITE

BEDROOM TWO 8'2 x 14'9 (2.48m x 4.49m)

BEDROOM THREE 11'10 x 17'1 max (3.60m x 5.20m)

BATHROOM

OUTSIDE

FRONT GARDEN

REAR GARDEN

DRIVEWAY & GARAGE AT REAR

AGENTS NOTE:

Annual Management charge - around £250.00

Under the terms of the Estate Agents Act 1979 (Section 21) please note the vendor of this property is an employee of Pattison Lane.

To view this property call Pattison Lane on:  
**01536 524425**

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