

# BELVOIR!

DOBSON WALK, CORBY, NN18 0SG

£150,000 FREEHOLD





Three-bedroom mid terrace property situated within close proximity to the town centre and all local amenities consisting of retail shops, eateries and fantastic leisure facilities.

This property has been recently re-fitted with a modern kitchen and a new bathroom along with carpets throughout the property. The property comprises of an entrance hall leading through to a fully fitted kitchen and a large living room/ diner.

The property also benefits from a storage/ utility room which could be refurbished into a home office. The first-floor comprises of three good size bedrooms, family bathroom with a separate toilet.

Externally you will find a secure garden along with communal parking directly outside of the property.

To arrange a viewing please call 01536 261666.



**LOUNGE/DINER** 21' 2" x 10' 4" (6.45m x 3.15m)

Carpet to floor, light fittings, double glazing to front and rear, radiator.

**KITCHEN** 8' 1" x 9' 11" (2.46m x 3.02m)

Laminate to flooring, full fitted kitchen with base and wall units, oven, gas hob, light fittings, double glazed window, door leading to the garden.

**BEDROOM 1** 11' 7" x 11' 1" (3.53m x 3.38m)

Carpet to floor. light fittings, double glazed window to rear, radiator.

**BEDROOM 2** 9' 1" x 11' 5" (2.77m x 3.48m)

Carpet to flooring, light fittings, double glazed window to front, radiator.

**BEDROOM 3** 8' 1" x 8' 8" (2.46m x 2.64m)

Carpet to flooring, light fittings, double glazed window to rear, radiator.

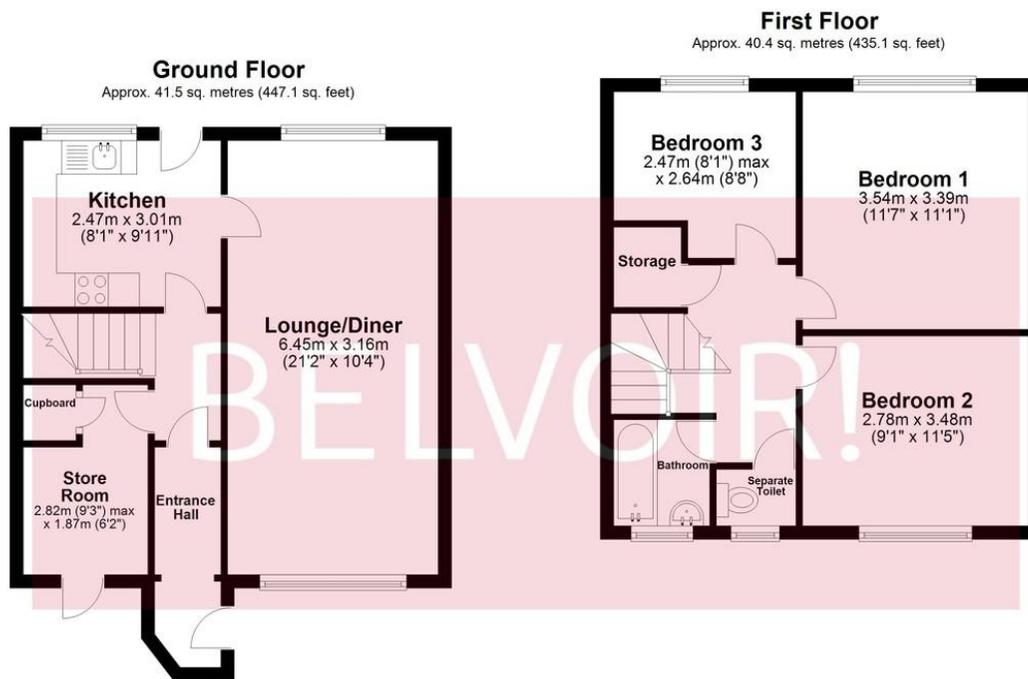
**BATHROOM** Laminate to floor, light fittings, double glazed window to rear, panelled bath with shower over,

**SEPERATE TOILET** Low level WC, double glazed window to front, laminate to flooring.



**EXTERNAL** Communal off-road parking, secure garden to the rear of the property





Total area: approx. 82.0 sq. metres (882.2 sq. feet)

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any service, system and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixture and fittings other than those mentioned are to be agreed with the seller by separate negotiation.

Plan produced using PlanUp.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	<b>A</b>		
(81-91)	<b>B</b>		84
(69-80)	<b>C</b>		
(55-68)	<b>D</b>	66	
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
<b>England, Scotland &amp; Wales</b>			EU Directive 2002/91/EC

Address:  
11 Dobson Walk Corby NN18 0SG