31 Coronation Avenue

Kettering, NN14 6DG

Simpson Ellson

Positioned within the heart of the historic market town of Rothwell, this attractive two-bedroom home combines period charm with practical modern living — further enhanced by a substantial driveway providing parking for three to four vehicles.

Rothwell offers an appealing blend of heritage and convenience, with a variety of independent bars, restaurants and coffee shops, alongside everyday amenities. Excellent transport links are available via nearby Kettering and Market Harborough train stations, both within easy driving distance, making this an ideal location for commuters.

Accommodation

Set back from the main Glendon Road, the property enjoys a tucked-away position offering a good degree of privacy. The generous frontage immediately sets this home apart, with a sizeable driveway rarely found with properties of this style.

Accessed via a side courtyard entrance, the accommodation flows into a well-appointed kitchen positioned to the front of the property. The ground floor continues with:

A comfortable lounge featuring original character touches

A separate dining room with direct access to the rear garden — ideal for entertaining

Retained period details including cast iron fireplaces, original doors and built-in cupboards

Upstairs, the first floor provides two well-proportioned double bedrooms and a spacious family bathroom suite.

Additional benefits include gas radiator central heating and uPVC double glazing throughout.

Outside Space

The south-facing rear garden is a standout feature — generous in size and predominantly laid to lawn, offering excellent outdoor space for families or those who enjoy gardening. A raised timber decking area provides the perfect setting for outdoor dining and summer gatherings.

Key Features

£175,000

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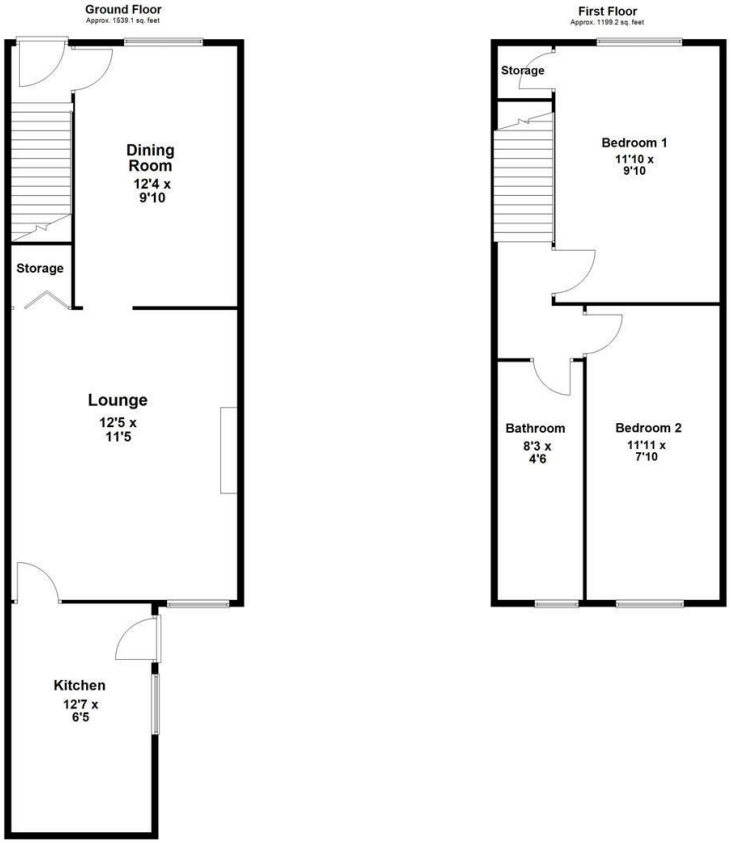
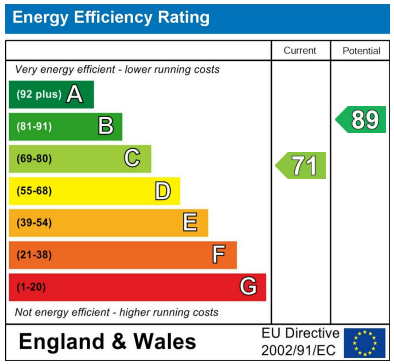


Total area: approx. 2738.3 sq. feet



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