

Kettering, Northamptonshire

MICHAEL GRAHAM









An extended Victorian seven bedroom three storey semi detached property with character features throughout, an enclosed rear garden and driveway parking for multiple cars.

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7 Queensberry Road

Kettering, Northamptonshire, NN15 7HL

Price £775,000

7 bedrooms

2 reception rooms

3 bathrooms

EPC Rating Band D

This tree lined road is within walking distance of the town centre and mainline railway station with trains to London St Pancras in under an hour. Character features include high ceilings, feature fireplaces and a mosaic tiled floor in the hall. The extension provides a 34 ft. 3 x 22 ft. 2 kitchen/breakfast/family room with French doors to the rear garden and a wood burning stove. The property has approximately 3,827 sq. ft. of versatile accommodation over three floors which includes an entrance porch and an inner hallway with a ground floor bathroom, stairs to the cellar and stairs to the first floor. The sitting room has a feature fireplace with a log burner and overlooks the rear garden and the dining room has a fireplace and walk-in bay window and is currently used as a bedroom.

On the first floor there are four double bedrooms, a family bathroom, a shower room and a separate cloakroom. Three further double bedrooms and access to eaves storage are on the second floor.

- Semi-detached period property
- Character features throughout
- Versatile accommodation
- Seven double bedrooms
- Open plan kitchen/breakfast/family room
- Two reception rooms
- Enclosed rear garden
- Driveway parking for multiple cars

Additional Information

- Mains Water, Gas, Electricity
- The Local Authority is North Northamptonshire Council
- The property is in council tax band F

Kitchen/Breakfast/Family Room and Utility Room

This open plan room has tiled flooring, natural light and views over the garden. The kitchen has a range of oak units including pan drawers, with granite splashbacks and worksurfaces incorporating a double sink with a mixer tap. A matching island has more storage and a worksurface with an additional sink. Appliances include a four oven Aga and an electric oven and induction hob with an extractor over. There is space for an American style fridge/freezer and a table and chairs. The family area has space for sofa seating and two sets of French doors to a raised decked terrace. The adjoining utility room is fitted with matching units and has space for additional appliances.













Outside

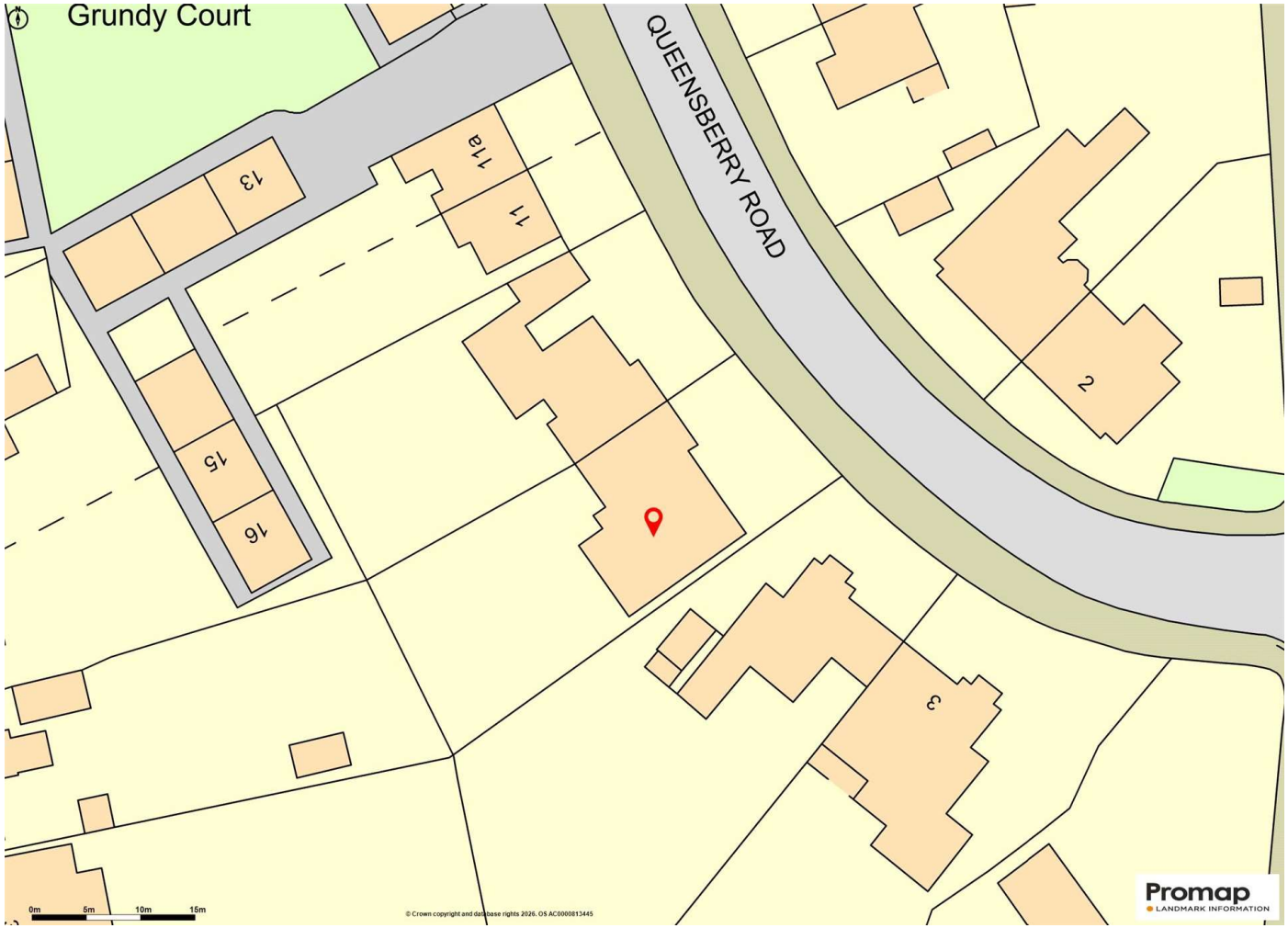
The front of the property is partially enclosed by a low-level brick wall with an opening to a block paved driveway which provides parking for multiple cars and leads to the front door and side access to the rear of the property which has a paved terrace at the side and a decked terrace across the width of the kitchen/breakfast/family room with a covered terrace below. A paved pathway and an accessible slope lead down to the remainder of the garden which is laid to lawn with mature shrub borders and trees. A brick wall with an opening, divides the garden into two sections, the second of which is also lawned and has a shed. There is outside lighting, and a tap.

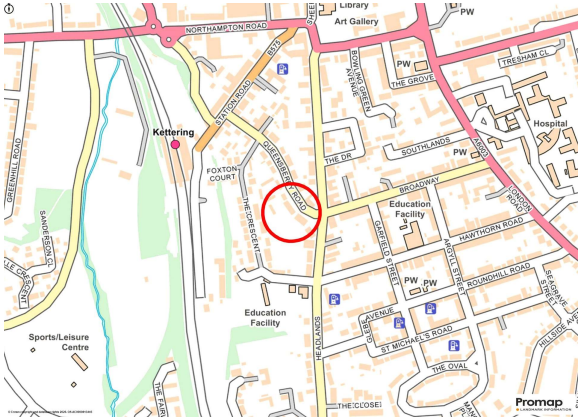


Total = 3983 sq ft / 370 sq m
Approximate Area = 3827 sq ft / 355.5 sq m
Shed = 156 sq ft / 14.5 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026.
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Situation and Schooling

Kettering has most amenities including a library, a cinema, several restaurants and public houses, supermarkets and individual shops. Wicksteed Park is in Kettering with a fairground, lakes, play areas and open spaces. There are primary and secondary schools in Kettering and the property is in catchment for The Bishop Stopford School. Public schooling is available in Wellingborough, Oundle, Uppingham, Rugby and Oakham. Private schooling is available in Spratton, Maidwell and Quinton.

Purchaser Compliance & Administration Fee

To comply with the Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017, Michael Graham is legally mandated to conduct compulsory Anti-Money Laundering (AML) and Customer Due Diligence (CDD) checks on all property buyers. While we do not charge a commission fee to the property vendor, a mandatory compliance and administration fee of £54.00 (inclusive of VAT) per person is payable by the purchaser(s). This non-refundable fee covers the cost of third-party electronic identity verification, source of funds auditing, and the associated regulatory administration.

This fee becomes payable upon an offer being accepted in principle and must be fully cleared before a Memorandum of Sale can be issued or solicitors instructed. The payment of this fee does not guarantee the completion of the transaction, and Michael Graham reserves the right to request further verification documentation to satisfy its statutory obligations.

1 mile from A14 junction 8

1 mile from Kettering

48 minutes from St. Pancras Intl.

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