



READINGS

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Main Street
Bushby, Leicester, LE7 9PL

£365,000



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This spacious three-bedroom semi-detached house sits on a great-sized plot in a popular village and offers lovely field views at the back. It's a beautifully kept family home that's ready for you to move in and enjoy, though there's plenty of room to expand if you want to, pending the usual approvals.

The house features a block-paved driveway with plenty of parking space. Inside, you'll find a welcoming entrance hall, a roomy lounge with garden views, a separate dining room at the back, and a modern kitchen at the front with an electric range cooker. Upstairs, there are two double bedrooms, a single bedroom and a bathroom. Outside, there's an additional toilet, a storage room and a utility area.

The rear garden is a standout feature—it's spacious, well-maintained and backs onto fields. Homes like this are rare in the area, so it's worth arranging a viewing soon to make sure you don't miss out.

Property Information

Tenure: Freehold

Local Authority: Harborough

Council Tax Band: C

Type of Construction: Brick

Services: The property is offered to the market with all mains services and gas-fired central heating.

Multiple Options for Broadband/mobile phone signal.

Flood risk: No risk





Consumer Protection Legislation

These sales details have been written to conform to Consumer Protection Legislation. Whilst we endeavour to make our sales details accurate and reliable, if there is any point of particular importance to you, please contact the office and we will check the information for you, particularly if contemplating travelling some distance to view. Measurements are given in good faith and whilst believed to be accurate these should be checked by the purchaser for verification. The measurements are carried out in accordance with the RICS and ISVA code of measuring practice.

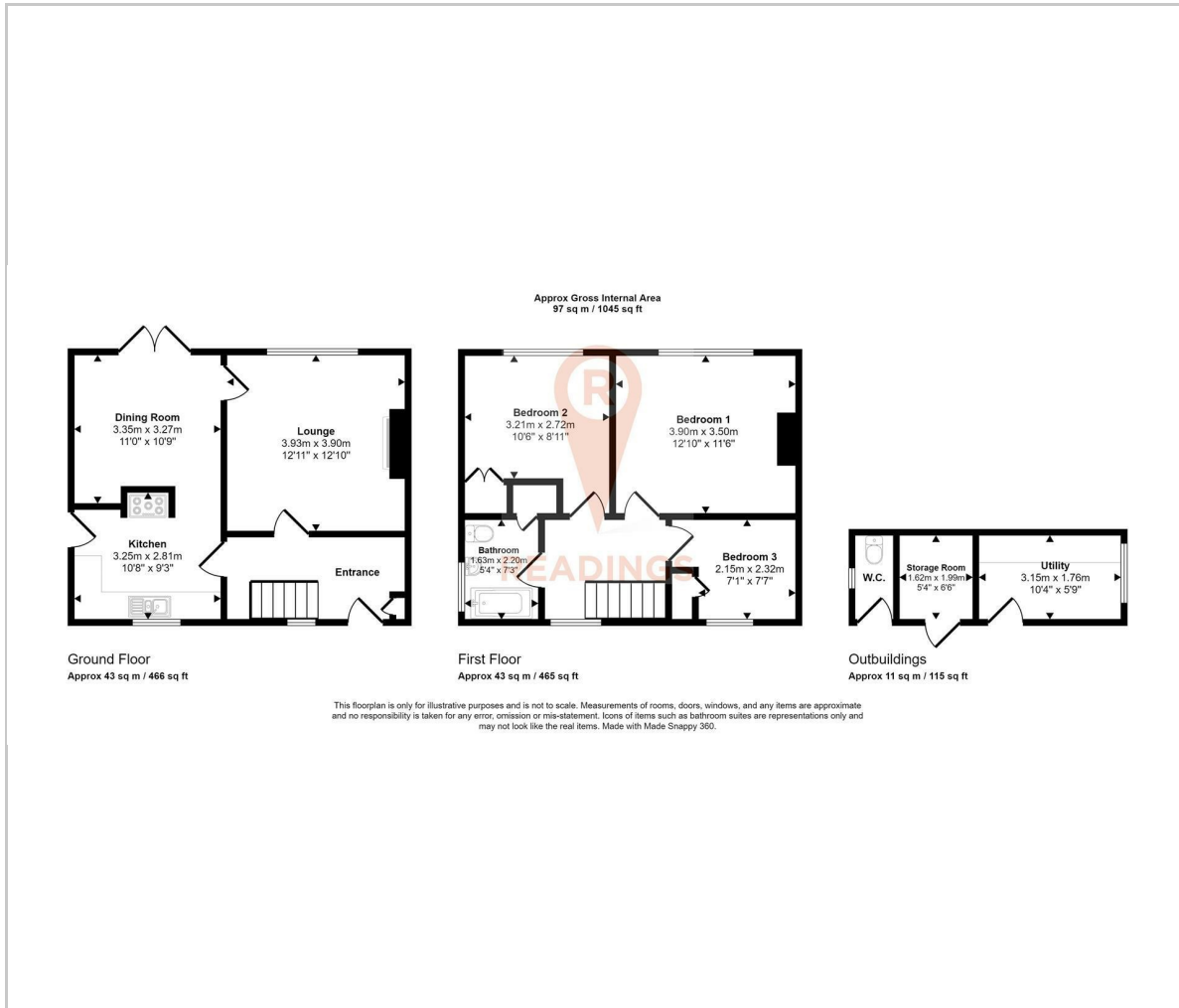
Tenure

The property is being sold freehold with Vacant Possession upon completion. **FIXTURES AND FITTINGS** - All the items mentioned in these sales details are to be included within the purchase price. **SERVICES** - None of the services, fitting or appliances (if any) heating installations, plumbing or electrical systems have been tested by the selling agents, neither have the telephone or television points.

Anti Money Laundering

Under the Protecting Against Money Laundering and Proceeds of Crime Act 2002 all prospective purchasers proceeding with a purchase will be asked to provide us with photographic I.D. (e.g. Passport, driving licence etc) and proof of address (e.g. Current utility bill, bank statement, council tax demand). This information will be required before solicitors are instructed on a sale or purchase.

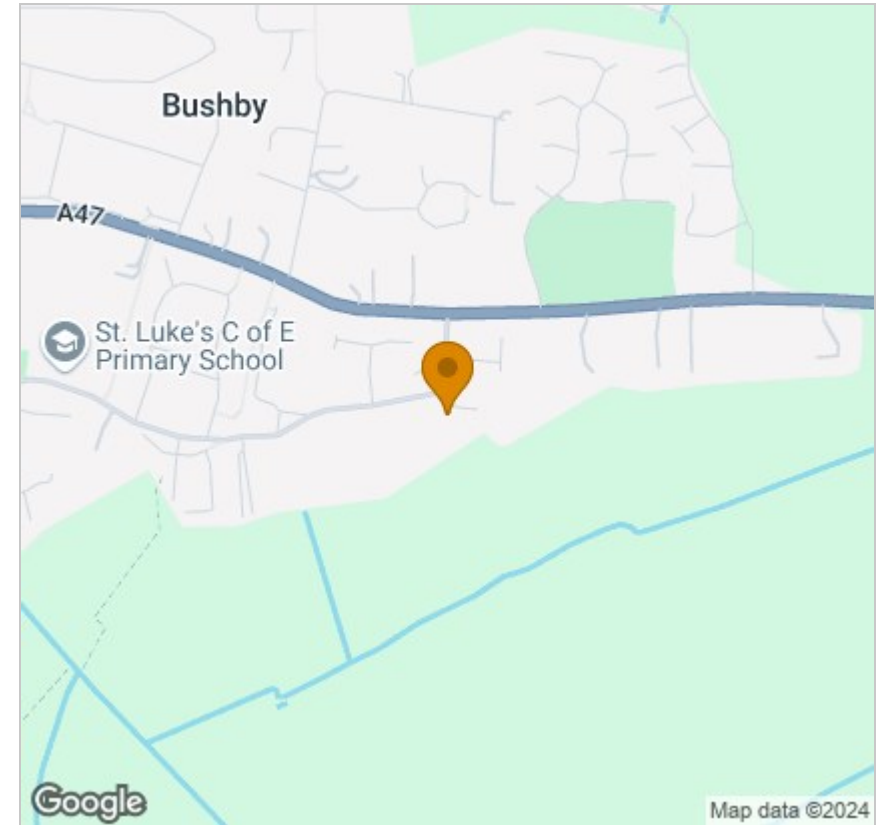
Floor Plan



Viewing

Please contact our Leicester Office on 0116 2227575 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph

