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Kingsfield Road, Barwell LE9 8GR

£475,000

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110 CASTLE STREET,
HINCKLEY, LE10 1DD
01455 612613

Welcome to Kingsfield Road, Barwell - a stunning property that offers the perfect blend of luxury and comfort. This detached bungalow boasts 2 reception rooms, 5 bedrooms, and 2 bathrooms spread across 1,565 sq ft of beautifully refurbished space.

As you step inside, you'll be greeted by the incredibly spacious layout that provides ample room for all your needs. The property's unassuming exterior gives way to a beautifully renovated interior that exudes elegance and style.

Whether you're looking for a family home or a place to entertain guests, this property ticks all the boxes. Don't miss out on the opportunity to make this beautiful house your new home.

Council Tax Band D. EPC Rating D.



Entrance Hall

4'11" x 15'9" (1.509 x 4.825)

Entering through a period stain-glassed doorway, with solid wooden flooring. Decorative wood panelling to all walls and a central heating radiator and thermostat. Access to large under-stairs storage space.

Living Room

13'0" x 15'9" (3.966 x 4.818)

With solid wood flooring continuing through from the entrance hall, decorative wood panelling to the walls, two UPVC double glazed windows and large featured fireplace with tiled hearth and decorative surround. There are a further two UPVC double glazed windows looking in to the conservatory with UPVC double glazed patio doors opening in to the same. Central heating radiator.

Conservatory

8'11" x 14'10" (2.725 x 4.522)

Range of UPVC double glazed windows, tiled flooring, central heating radiator and UPVC double glazed patio doors opening on to the garden.

Kitchen

16'1" x 9'8" (4.914 x 2.960)

A range of shaker-style units finished in light grey, with wood effect worksurface. There is a ceramic 1.5 bowl sink with drainer and mixer tap, which is positioned beneath a UPVC double glazed window that looks out over the rear garden. There is an integrated dishwasher, integrated washing machine, space for a freestanding fridge freezer, a four-ring gas burning hob with stainless steel splash back and extractor hood, electric oven. Wall mounted concealed boiler. Access to rear lobby with exterior UPVC double glazed door and stairs leading to

WC

2'10" x 7'6" (0.883 x 2.291)

With tiled flooring, low level flush toilet, wall mounted wash basin with tiled splashback and a UPVC double glazed window.

Main Bathroom

5'7" x 11'11" (1.714 x 3.648)

With tiled flooring, part-tiled walls with fully tiled areas to the bathing areas. 'His and hers' sink with vanity unit, bath with faucet shower, inset mirror, UPVC double glazed window with frosted glass and central heating radiator.

Bedroom One

12'0" x 10'11" (3.660 x 3.350)

With wood effect flooring, a central heating radiator, and two UPVC double glazed windows.

Bedroom Two

12'6" x 11'11" (3.822 x 3.655)

With solid flooring continuing through from the hallways, with two UPVC double glazed windows, and built-in wardrobes.

Fifth Bedroom

6'2" x 11'11" (1.897 x 3.655)

With central heating radiator, UPVC double glazed window and built-in wardrobe.

Stairs to landing

With built in storage and UPVC glazed window. Laminate flooring to landing and access to

Bedroom Three

8'7" x 14'2" (2.64 x 4.32)

With laminate flooring, and access to eaves storage. Large roof light with blind, inset spotlights to ceiling and central heating radiator.

Bedroom Four

8'0" x 14'2" (2.45 x 4.32)

With access to eaves storage, roof light with built in blind, inset spotlights to ceiling and central heating radiator.

Dressing Room / Study

11'6" x 5'7" (3.51 x 1.71)

Access to eaves storage, inset spotlights to ceiling and central heating radiator.

Shower Room

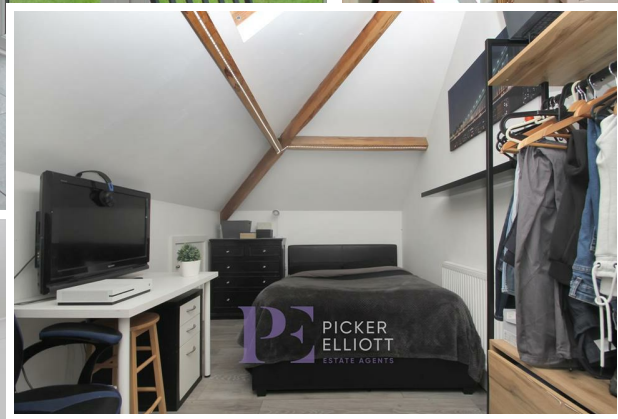
With LVT flooring, shower cubicle with electric shower, low level button flush toilet, and corner wall mounted wash basin. Chrome effect centrally heated towel rail.

To the front

Tarmac driveway with parking for 2 - 3 vehicles, with the remainder laid to lawn. Gated access to the rear.

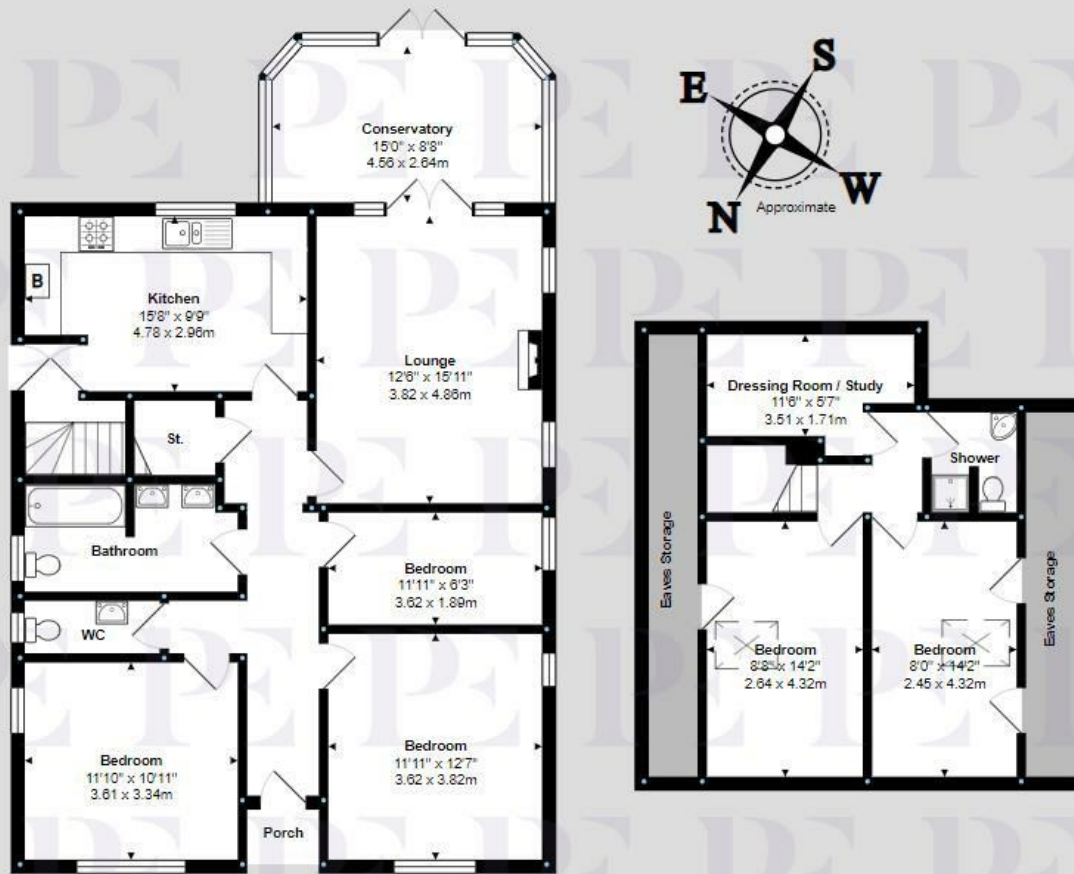
To the rear

With a patio area immediately to the rear of the property, with the remainder of the garden laid to lawn. With mature shrubberies and borders, and timber fencing to all boundaries. There is an additional covered storage space to the side of the property.



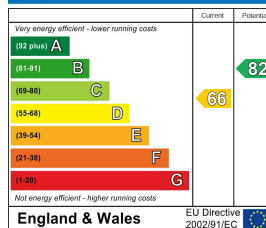


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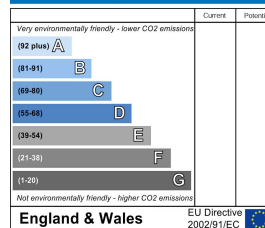


Total Area: 1585 ft² ... 145.4 m² (excluding eaves storage)
All measurements are approximate and for display purposes only.

Energy Efficiency Rating



Environmental Impact (CO₂) Rating



Registered company name: **Picker Elliott LTD**
Company registration number: **09153786**
VAT Number: **199 0836 58**

