

FLOOR PLAN

DIMENSIONS

Lounge
13'06 x 17'03 max (4.11m x 5.26m max)

Dining Room
11' x 8'11 (3.35m x 2.72m)

Kitchen
11' x 7'05 (3.35m x 2.26m)

Landing

Bedroom One
13'06 x 10'01 (4.11m x 3.07m)

Bedroom Two
11'03 x 10'01 (3.43m x 3.07m)

Bedroom Three
10'04 x 6'05 (3.15m x 1.96m)

Shower Room
6'03 x 6'05 (1.91m x 1.96m)

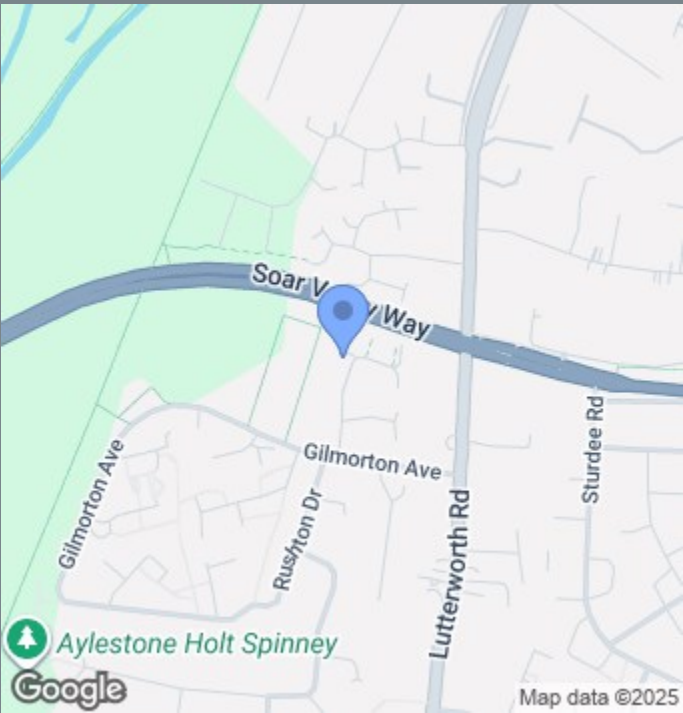


OVERVIEW

- Family Home In Cul De Sac Location
- No Onward Chain
- Lounge & Dining Room
- Fitted Kitchen
- Three Bedrooms
- Shower Room
- Driveway & Garage
- Enclosed Garden & Open Views To Rear
- Viewing Is Advised
- EER - D, Freehold, Council Tax Band - B

LOCATION LOCATION....

Fontwell Drive in Glen Parva offers a warm and welcoming setting that beautifully balances suburban calm with everyday convenience. The area is surrounded by green spaces and nearby parks, perfect for leisurely walks, family outings, or simply enjoying the outdoors. A strong sense of community can be felt here, with friendly neighbours and a variety of local shops that provide both essentials and little luxuries close to home. Families benefit from a choice of well-regarded schools in the area, making it an excellent place to put down roots. For shopping and leisure, the popular Fosse Park retail destination is just a short drive away, offering an impressive range of high-street stores, restaurants, and entertainment options. Excellent transport links make commuting or exploring the wider region a breeze, while amenities and recreational facilities ensure everything you need is within easy reach. Altogether, Fontwell Drive captures the charm of a connected yet peaceful lifestyle.



THE INSIDE STORY

Set in a peaceful cul-de-sac location, this lovely family home is full of potential and benefits from no onward chain, making it an excellent opportunity for a new family to move in and make it their own. With open views to the side and rear, the property enjoys a bright and airy setting, while the generous layout provides both space and flexibility for everyday living. The welcoming lounge is particularly spacious, with a feature fireplace creating a natural focal point and offering plenty of room for the family to gather and relax. The separate dining room, with its direct access onto the garden, is perfect for family meals or entertaining guests, and links seamlessly with the kitchen, which is fitted with a range of wall and base units offering useful storage and work surfaces. Upstairs, the landing leads to three good-sized bedrooms, including a principal bedroom with fitted wardrobes providing practical storage. The shower room completes the accommodation, and while the property would benefit from some decorative updating, it offers a wonderful blank canvas for buyers to add their own style and personality. Outside, the home is equally appealing, with a driveway to the front providing off-road parking, a carport to the side, and a detached garage for additional parking or storage. The rear garden has been designed for low maintenance, featuring an undercover seating area that allows for outdoor enjoyment throughout the seasons, while still leaving scope for landscaping or gardening to suit personal tastes. Altogether, this is a much-loved family home offering a rare chance to create a stylish modern interior while enjoying a peaceful position with far-reaching views — a property ready to welcome its next chapter.

