



17 Torcross Close  
Glenfield, LE3 8AP

£445,000





# 17 Torcross Close

Glenfield, Leicester, LE3 8AP

A particularly spacious extended 4 bedroom/2 bathroom detached family bungalow situated on an excellent sized plot with a useful garden lodge. Very popular cul-de-sac location close to excellent schools, shops, major road links, Glenfield hospital and city centre. The property has been extended and improved by the current owners and benefits from full gas central heating, UPVC double glazing, quality floor coverings, PVC fascia's. The spacious flexible accommodation includes 23' lounge, 22' fully fitted kitchen with appliances, 4 good sized bedrooms, en-suite shower room and family bathroom. Well maintained gardens to front and rear, driveway for a number of cars and garage.

## Entrance Hall

Composite double glazed entrance door, radiator, large cloaks cupboard.

## Lounge-Diner

23'2" x 13'8" (7.08m x 4.17m)

Spacious dual aspect lounge-diner. UPVC double glazed bay window to front, UPVC double glazed French doors to side, wood effect laminate flooring, two radiators, log burner set on raised hearth, coving to ceiling,

## Kitchen-Diner

22'3" x 10'5" (6.79m x 3.20m)

UPVC double glazed French doors and UPVC double glazed window to rear, glass atrium bringing in an abundance of natural light, recessed spotlights, kick space heater. The kitchen is fitted with a stylish range of base, drawer & eye level units, Quartz work surfaces with matching upstands, stainless steel sink unit with directable mixer taps. The quality appliances include a built-in stainless steel electric double oven, ceramic hob with extractor hood, integrated dishwasher, integrated fridge/freezer. Provision for washing machine. Large floor to ceiling modern pantry with a range of shelving & storage options.

## Passaged lobby to bedrooms

A long passaged lobby leads to all four bedrooms and the family bathroom. Laminate flooring, radiator.

## Bedroom One

17'9" x 11'9" (5.42m x 3.60m)

A splendid master bedroom with tall vaulted ceiling which has been created by a recent extension. UPVC double glazed window to rear and UPVC double glazed French doors to gardens, laminate flooring, radiator, tall built-in wardrobes.

## En-suite Shower Room

11'9" x 4'9" (3.60m x 1.47m)

UPVC double glazed opaque window, heated towel rail, vinyl flooring, a modern white suite comprising of walk-in shower enclosure with mains twin head shower, pedestal wash hand basin, wc, extractor fan.

## Bedroom Two

12'3" x 11'1" (3.74m x 3.38m)

A good sized double bedroom. UPVC double glazed window to side, radiator.

## Bedroom Three

10'11" x 9'5" (3.34m x 2.89m)

Another good sized double bedroom. UPVC double glazed window to side, radiator.

## Bedroom Four

8'8" x 7'0" (2.65m x 2.14m)

UPVC double glazed window to side, radiator, access to boarded loft with retractable ladder.

## Bathroom

8'8" x 6'10" (2.65m x 2.10m)

UPVC double glazed opaque window, heated towel rail, tiled floor, a white suite comprising of shaped shower bath with mains twin head shower over and glass screen, pedestal wash hand basin, wc.

## Outside

To the front of the property the open plan front garden is well set back and has lawn, shrubs, attractive ornamental tree, tarmac driveway providing parking for 2 cars, leading to single integrated garage (17' x 8'6) with up & over door, light & power, window to side, meter cupboard. The East facing rear garden has extensive decking and a stone patio to the side, extensive lawns, pebbled areas, external water tap, fully fenced boundaries, gated side access.

There is a timber garden lodge benefitting from insulation, double glazed door and windows, electricity, a veranda to the front. The garden lodge could be used as a work from home office, playroom, games room or similar.

## Local Authority & Council Tax Info (Blaby)

This property falls within Blaby District Council ([blaby.gov.uk](http://blaby.gov.uk))

It has a Council Tax Band of d which means a charge of £2373.17 for tax year ending March 2026

Please note: When a property changes ownership local authorities do reserve the right to recalculate council tax bands.

For more information regarding school catchment areas please go to [www.leicestershire.gov.uk/education-and-children/schools-colleges-and-academies/find-a-school](http://www.leicestershire.gov.uk/education-and-children/schools-colleges-and-academies/find-a-school)

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Floor Plan



Area Map



Viewing

Please contact our Glenfield Office on 0116 2990 990 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph

