



Ben Venuto  
Thornton Lane, Markfield



# Ben Venuto

## Thornton Lane, Markfield

- A stunning individual country family home
- Occupies a mature plot of just over one acre
- Located in the Charnwood village of Markfield
- Five bedrooms and three bathrooms
- Large driveway with detached double garage
- Double aspect living room with bay window
- Mature wrap around gardens with seating terraces
- EPC Rating C / Council Tax Band F / Freehold

### General Description

Alexanders of Ashby-de-la-Zouch are privileged with instruction to market Ben Venuto, a stunning individual country home of circa 3,350 square feet gross internal area. Enjoying an unrivalled setting, occupying an impressive and mature plot of just over one acre with breathtaking views across open countryside and situated in one of North West Leicestershire's most prestigious locations.

The name 'Ben Venuto' comes from a previous owner, an Italian jeweller, meaning 'Welcome' in Italian. The property is positioned on the most sought after Thornton Lane on the outskirts of the Charnwood forest.

Once a row of stone built cottages built in 1832, the property was completely rebuilt exactly a 100 years later in 1932 with just the one chimney retained. In the mid 1970's the property underwent its first extension, but in 2006/07 the current vendors completely renovated the property and added several extensions to create this charming period country home.

The property is set behind wrought iron gates, kept most private behind mature trees and established gardens. A large drive provides parking for several vehicles and access to the detached double garage, which like the main house is protected by a full security system with both alarm and lighting. Stunning mature gardens wrap around the property with complete privacy, several seating areas, stocked borders, raised fish pond with the rest laid to lawn.





## Location

Benvenuto is located on the outskirts of the Charnwood village of Markfield, between the sought after villages of Botcheston and Thornton offering a wide range of amenities, superb local schooling both private and state yet conveniently placed to junction 22 of the M1 and A46 Western Bypass, Fosse Park Shopping Centre, East Midlands Airport at Castle Donington and Bradgate Country Park.

## Accommodation

Internally, expect to find well appointed living accommodation set over two floors to comprise: large entrance hall, walk in cloaks cupboard, w.c, study with bespoke fitted furniture, double aspect living room with bay window, dining room with doors through to the snug, kitchen/breakfast room, sunroom and utility room.

Upstairs there are five bedrooms, three bathrooms with the main bedroom having a walk in wardrobe.

## Viewings

Viewing strictly by appointment only via sole selling agent, Alexanders of Ashby-de-la-Zouch (01530) 413126.

## Tenure

Freehold.

## Local Authority

Hinckley & Bosworth Borough Council, Hinckley Hub, Rugby, Hinckley Leics, LE10 0FR (Tel: 01455 238141). Council Tax Band F.

## Services

We are advised that mains gas, electricity, water, and drainage are connected.

## Measurements

Every care has been taken to reflect the true dimensions of this property, but they should be treated as approximate and for general guidance only.

## Money Laundering

Where an offer is successfully put forward, we are obliged by law to ask the prospective purchaser for confirmation of their identity. This will include production of their passport or driving licence and recent utility bill to prove residence. Prospective purchasers will also be required to have an AML search conducted at their cost. This evidence and search will be required prior to solicitors being instructed.







Viewing by appointment only

**Alexanders**

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### Important Information

Viewing - To arrange a viewing, please contact the Ashby-de-la-Zouch Sales Team on 01530 413126.

Measurements - Every care has been taken to reflect the true dimensions of this property but they should be treated as approximate and for general guidance only.

General Note - 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 these Particulars of Sale as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this agent's employment has the authority to make or give any representation or warranty in respect of the property.

