



64 Lilac Drive

Lutterworth, LE17 4FP

Guide price £500,000

2 RECEPTIONS - LOUNGE AND STUDY - PLUS AN OPEN PLAN KITCHEN DINING SNUG



Description

WOW - ARE YOU LOOKING FOR OPEN PLAN LIVING but still want SEPARATE RECEPTIONS - Then look no further. This LARGE EXECUTIVE HOME has just had a TOTAL REFURB COMPLETED on the REAR OF THE HOUSE to include an AMAZING KITCHEN/DINING/SNUG bringing a CONTEMPORARY FEEL to this LOVELY HOME. Set at the end of a PRIVATE DRIVE with views OPPOSITE over the COUNTRY PARK you are in a PERFECT SPOT. Just a short WALK into LUTTERWORTH to all LOCAL AMENITIES and access straight onto the RELIEF ROAD to the A5 and M1. JUST 15 MINUTES to RUGBY TRAIN STATION and a short 50 or so minutes into LONDON EUSTON the MARKET TOWN is very popular with COMMUTERS. The GALLERIED LANDING gives lots of NATURAL light into the IMPRESSIVE ENTRANCE HALL and access to ALL ROOMS. with 3 GOOD DOUBLES and a SINGLE BEDROOM having FITTED WARDROBES there is plenty of room for a growing family. There is a Good sized Ensuite to Bedroom 1 and a LARGE FAMILY BATHROOM.

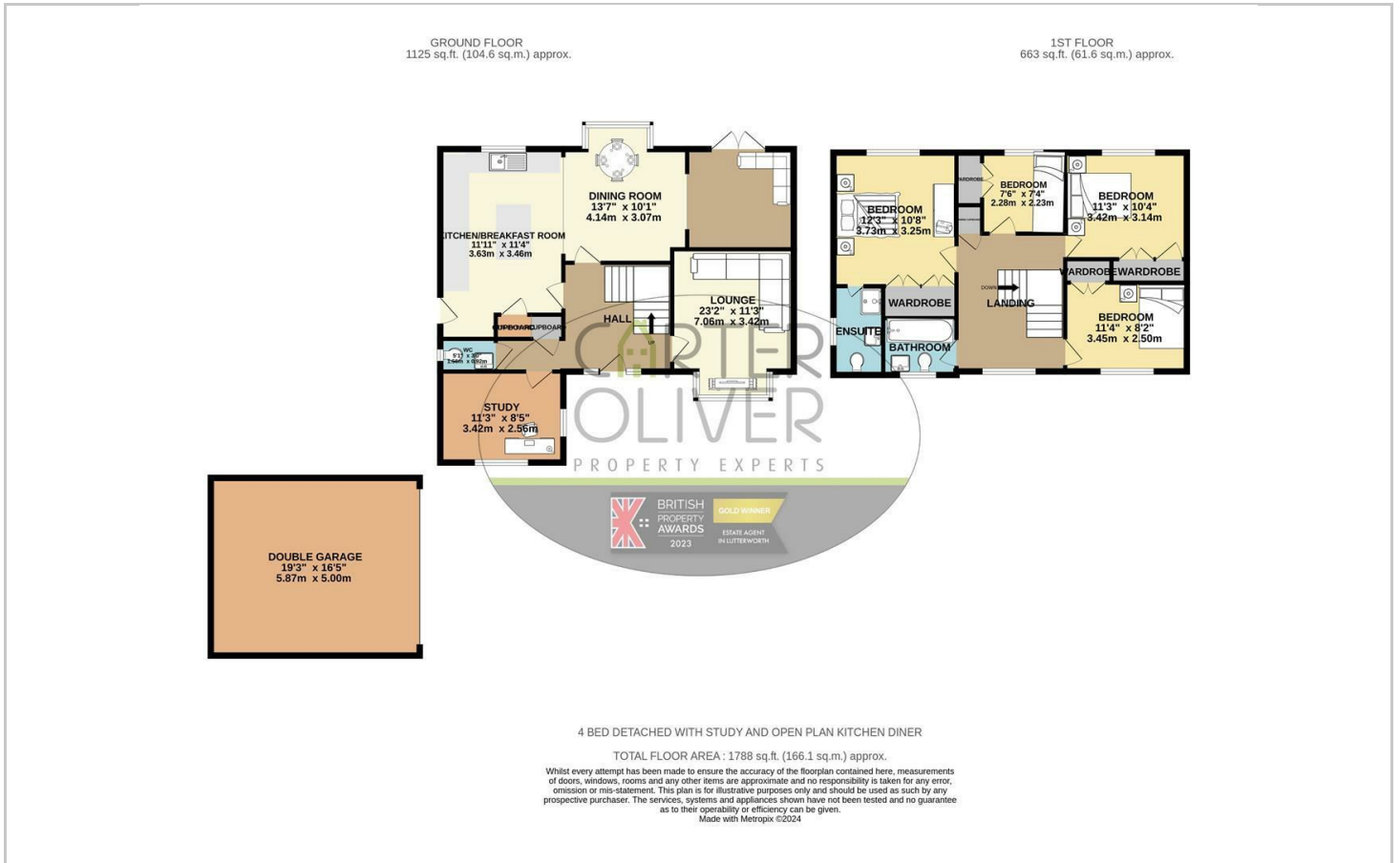
- EXECUTIVE DETACHED - POPULAR BLOOR ESTATE IN LUTTERWORTH
- PRINCIPAL BEDROOM WITH ENSUITE SHOWER ROOM
- RECENT REFURB ON THE KITCHEN/DINING/SNUG
- JUST ACROSS THE ROAD FROM THE COUNTRY PARK
- GOOD SIZED REAR GARDEN - NO ESTATE CHARGES
- 4 BEDROOMS - 3 DOUBLE + 1 LARGE SINGLE
- 2 ADDITIONAL RECEPTIONS - LOUNGE AND HOME OFFICE
- IMPRESSIVE ENTRANCE HALL + GROUND FLOOR WC
- DOULE DETACHED GARAGE + PARKING FOR 3 CARS
- FREEHOLD - COUNCIL TAX BAND F - EPC - C



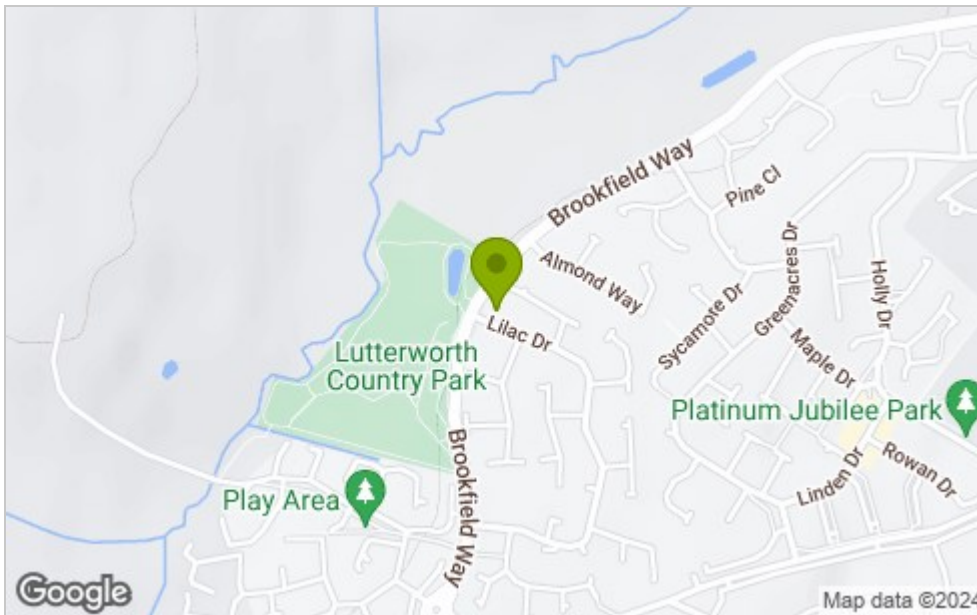
3 DOUBLE BEDROOMS / 1 LARGE SINGLE - ENSUITE SHOWER TO
PRINCIPAL BEDROOM PLUS FAMILY BATHROOM



Floor Plan



Area Map



Viewing

Please contact our LUTTERWORTH Office on 01455 248033 if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Graph

