



## Coblers End Little End

Bruntingthorpe, Lutterworth, LE17 5QJ

**Guide price £550,000**



## 2 RECEPTION ROOMS + NEW OPEN PLAN KITCHEN DINING SPACE



### Description

This gorgeous detached village home has just been refinished by its current owners to a very high standard throughout. It boasts a 4/5 car driveway with spectacular country views to the end of the Lane. Inside the property you'll find a spacious entrance hallway, with new oak and glass doors throughout the ground floor. To the left of the hallway is a Home Office and a spacious Lounge with Feature log burning stove, and double doors onto the rear garden. On the right of the hallway you'll find double doors into the Newly Fitted kitchen/dining/family room. This boasts a huge central island, perfect for entertaining, an integrated Induction Hob, Dishwasher, Wine Cooler, and space for a Double American Fridge/Freezer. To the rear you have a large dining space with bi folds into the rear garden. The Utility/Boot room has space for 2 stacked appliances and a second sink, integral door into the Storage space previously the Garage, a barn door to the side access and door into your newly fitted Ground Floor WC which is where the new Boiler is fitted. Upstairs you have a spacious Galleried landing with wraparound staircase featuring an arched window giving you lots of natural light. There are 4 double bedrooms upstairs, two of which boast en-suites with the 1st Principal suite having a large dressing area with recently fitted wardrobes and a Juliette Balcony looking onto the neighbouring farm land from the double doors. You also have a spacious family bathroom with shower over bath. No expense has been spared on this renovation and viewing is a must.

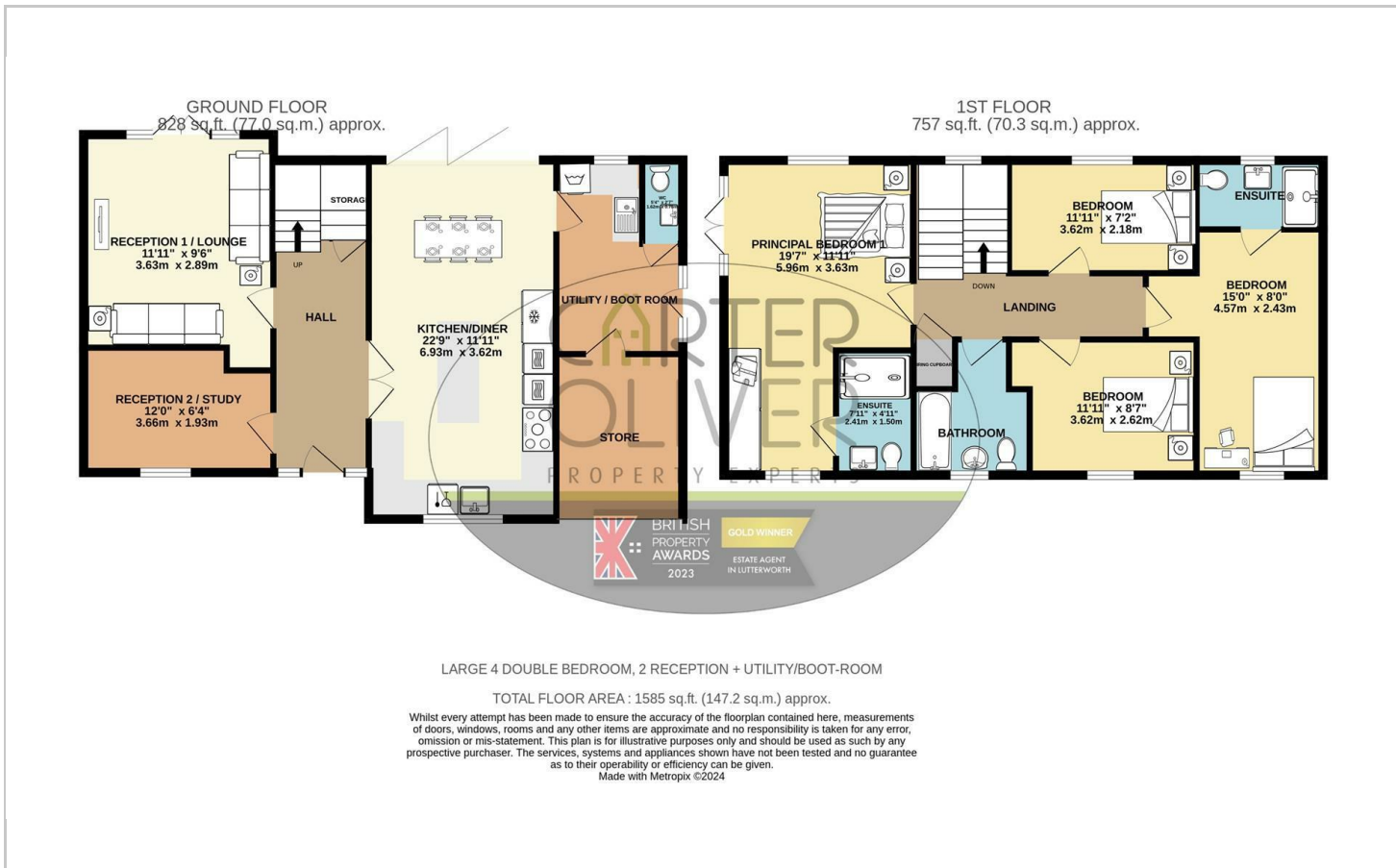
- DETACHED EXECUTIVE VILLAGE HOME
- LARGE OPEN PLAN FAMILY LIVING KITCHEN
- LOUNGE WITH LOG BURNING STOVE
- 4 DOUBLE BEDROOMS - 2 PRINCIPALS WITH ENSUITES
- FREEHOLD - EPC - C
- RECENTLY REFURBISHED
- HOME OFFICE FOR TWO
- UTILITY / BOOT ROOM & GROUND FLOOR WC
- DRIVEWAY FOR 4/5 CARS SIDE BY SIDE
- COUNCIL TAX BAND - E



4 DOUBLE BEDROOMS - 2 ENSUITES - FAMILY BATHROOM -  
GROUND FLOOR WC + BOOTROOM/UTILITY



## 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.

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

## Energy Efficiency Graph

