



Dovedale Road, Thurmaston



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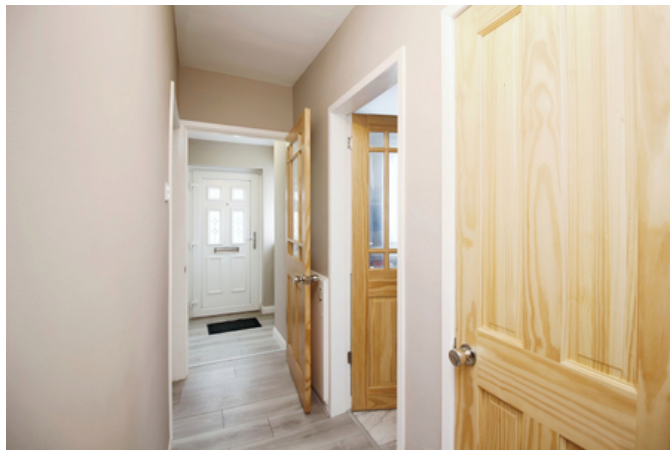
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£409,950



Key Features

- Five Bedrooms
- Extended To Rear & Loft Conversion
- Semi Detached Dormer Bungalow
- Gas Central Heating (New Boiler Fitted in July 2022 & Radiators Replaced Throughout)
- Situated Within Walking Distance to Schooling
- Re-fitted Breakfast Kitchen
- EPC rating C
- Freehold





Boasting an extension to the rear and loft conversion, walk in and be surprised by this five bedroom detached dormer bungalow ideal for families, those requiring a ground floor bedroom/additional sitting room or those simply looking for an individual home that is perfect for modern living and entertaining. Benefiting from gas central heating (new boiler fitted in July 2022 and replaced radiators throughout), double glazed windows, upgraded flooring throughout, skimmed ceilings throughout and replaced light switches and fittings throughout, the decorated accommodation includes an entrance porch and hall, re-fitted breakfast kitchen, lounge, modern fitted bathroom, reception hall with useful storage and two ground floor bedrooms (one of which has an en-suite WC). Upstairs a further three bedrooms can be found. The plot enjoys a driveway to the front with a garden at the rear. Situated within walking distance to local schooling and just a short drive away from the local amenities available at Thurmaston Shopping, an early viewing is highly recommended to avoid disappointment.

Accommodation

Side entrance door opens into the:

Entrance Porch

Providing the perfect place for your coats and shoes, the entrance porch offers glazing to the front, wood effect flooring and a door leading to the:

Entrance Hall

Presented with wood effect flooring, there is a built in cupboard and doors to some of the accommodation.

Re-fitted Breakfast Kitchen 4.67m x 2.95m

Enjoying dual aspect glazing, the kitchen has been re-fitted with a range of wall mounted and base units with roll edge work surfaces over and tiled splashbacks. Features include an inset sink and drainer with mixer tap, built in 'Hotpoint' oven, five ring 'Russell Hobbs' gas hob with an extractor hood above and space for three appliances. French doors with side glazing leads to the:

Lounge 4.70m x 2.97m

The re-decorated reception room offers a window to the front elevation, wood effect flooring and a central heating radiator.

Re-fitted Family Bathroom 2.77m x 2.49m

Re-fitted with a modern suite comprising a replaced electric shower with wet floor, bath, wash hand basin with storage beneath and wc, with complementary tiled surrounds. With a window to the side elevation and a central heating radiator.

Reception Hall 6.35m max x 2.51m

With a staircase rising to the first floor with useful storage beneath, central heating radiator, wood effect flooring and french doors to the garden. Doors lead to two bedrooms.

Bedroom One/Second Lounge 6.02m x 3.10m

A larger than average double room offering a window to the rear elevation, central heating radiator and wood effect flooring.

Bedroom Two 3.45m x 2.44m

With a window to the rear elevation, wood effect flooring, central heating radiator and access to it's own en-suite comprising a wc and wash hand basin.

First Floor Landing

Giving access to the bedrooms, with wood effect flooring.

Bedroom Three 3.78m max x 2.82m not into alcove area

A double room offering a window to the front elevation, wood effect flooring and a central heating radiator.





Bedroom Four 3.76m x 3.10m

With a window to the side elevation, wood effect flooring and a TV point.

Bedroom Five 3.56m x 3.34m

With two velux windows, wood effect flooring, built in storage and a central heating radiator.

Outside

Occupying a sought after position being within walking distance to local amenities, the plot offers a paved driveway to the front providing off road parking. Gated access leads to the rear garden offering a raised lawn with fencing to boundaries and timber shed.

Tenure & Council Tax

We understand the property to be freehold with vacant possession upon completion. Charnwood - Tax Band C. Please be advised that when a property is sold, local authorities reserve the right to re-calculate the council tax band.

Viewing Arrangements

Viewings are strictly by appointment only.

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are taking out a mortgage, you will also be asked to have a no obligation chat with our 'in branch' mortgage adviser to confirm your affordability. We ask for your cooperation in this matter as this information will be required before a sale can be agreed.

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