



REZIDE
GROUP

ASKING PRICE £250,000
ELM GARDENS, MOUNTSORREL, LOUGHBOROUGH



Rezide proudly presents this exceptional opportunity to own a charming two bedroom bungalow nestled within the heart of Mountsorrel, boasting an expansive plot and a wealth of delightful features. Upon arrival via the secluded private drive, the property unveils itself amidst sprawling grounds. This wonderful bungalow also features bright and airy rooms, a spacious lounge, off road parking, a garage and much more. Should you wish to find out more about this property or arrange a viewing, please call the office on 01509 274474.



Crossing the threshold into the welcoming porch and entrance hall, you're greeted by an inviting ambiance that sets the tone for the rest of the home. To the left, a generously proportioned lounge awaits, adorned with exposed floorboards and French doors that seamlessly connect indoor and outdoor spaces, inviting the lush beauty of the garden indoors. Natural light floods the room through large windows, illuminating the space and enhancing its airy atmosphere.

Continuing through into a delightful kitchen which ample storage within a large pantry cupboard, abundant workspace, and several appliances including a gas hob and integral electric oven. A doorway leads effortlessly to the garden, offering a seamless transition for outdoor dining or leisurely enjoyment.

The master bedroom, adorned with a large window, continues the theme of brightness and comfort, accented by LED spotlights and plush carpets, while the adjacent modern shower room offers convenience and style with its sleek three-piece suite and contemporary fixtures.

Completing the accommodation is the second double bedroom, thoughtfully appointed with fitted wardrobes, LED lighting, and a tranquil view overlooking the rear gardens, providing a serene retreat for residents or guests alike.

Outside, a meticulously maintained wraparound garden awaits, a labor of love adorned with a verdant lawn, inviting patio areas for relaxation, and flourishing shrubs and trees that ensure privacy and tranquility. A storage cupboard tucked discreetly away ensures easy access to gardening tools, keeping the outdoor space immaculate and organised. Additionally, a convenient garage, accessible from both the front and rear of the property, provides ample storage for vehicles and additional belongings, enhancing the functionality of the home and catering to the needs of modern living.

Situated in the desirable village of Mountsorrel, this lovely bungalow is ideally positioned to enjoy the myriad amenities and burgeoning local businesses that characterise the area. A leisurely stroll leads to a vibrant array of shops, cafes, restaurants, and pubs, while picturesque countryside walks, including scenic routes along the River Soar, beckon just moments away, promising an idyllic lifestyle for discerning buyers seeking both convenience and natural beauty.

Listing Paragraph
DISCLAIMER





We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation.





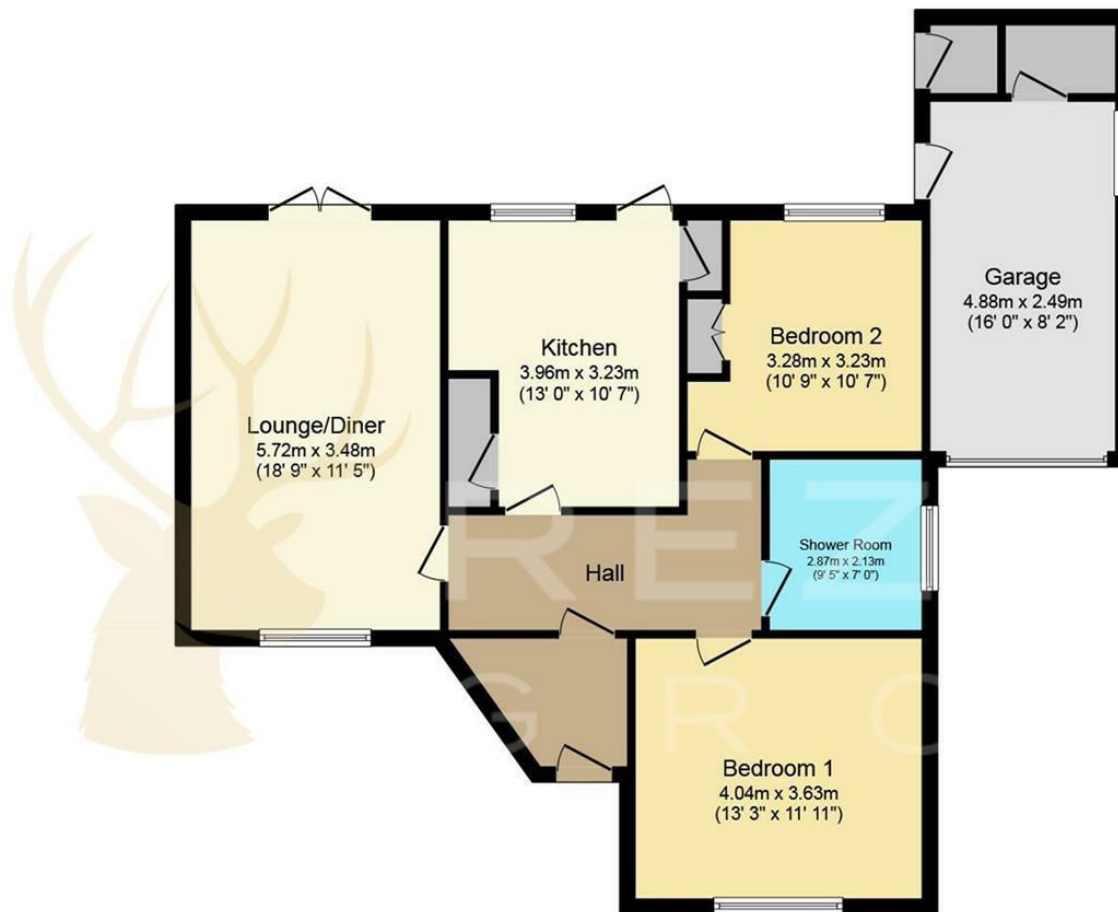




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PLOT PLAN FOR GUIDANCE ONLY



Floor Plan

Total floor area 92.6 sq.m. (997 sq.ft.) approx

