

5 Goward Street  
Market Harborough  
LE16 9AF

£280,000



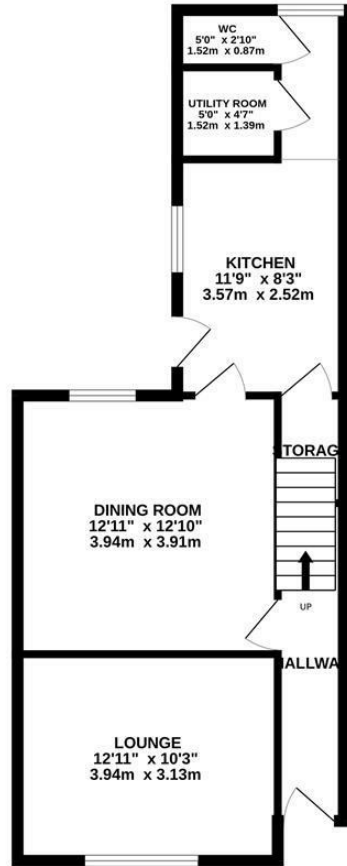
OSCAR JAMES

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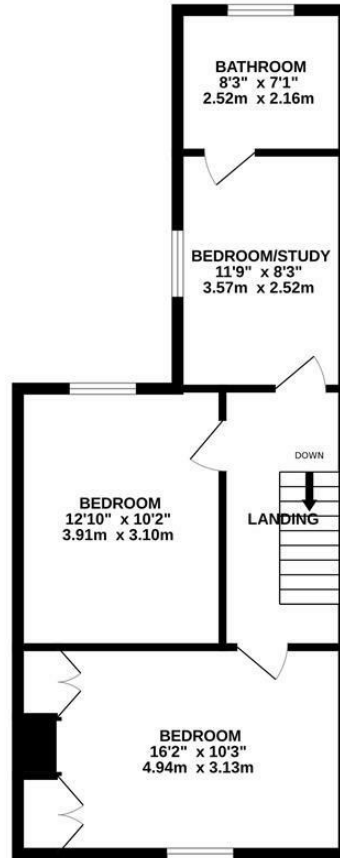


# FLOOR PLANS

GROUND FLOOR  
526 sq.ft. (48.8 sq.m.) approx.



1ST FLOOR  
525 sq.ft. (48.7 sq.m.) approx.



TOTAL FLOOR AREA: 1050 sq.ft. (97.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## AT A GLANCE...



Light and airy lounge



Versatile kitchen space with separate utility area



Three great sized bedrooms



Family bathroom including shower cubicle and freestanding bath, along with ground floor wc



Private garden with paved, decked and lawn areas



On road parking





## WHAT'S GREAT?

Oscar James is thrilled to present this charming three-bedroom mid-terrace period property, ideally located just a short stroll from the vibrant heart of Market Harborough and its wealth of amenities.

From the moment you step into the entrance hallway, the home's character and charm are immediately apparent, with high ceilings and original quarry tiled flooring setting the tone for the rest of the property.

The light and airy lounge is a welcoming space, beautifully enhanced by an open fireplace with a multi-fuel burner—perfect for cosy evenings in. Moving through the property, you'll find a spacious dining area with handy understairs storage, which seamlessly flows into the well-appointed kitchen. Here, you'll find ample worktop space and room for all necessary appliances. The ground floor is further complemented by a separate utility area and a convenient downstairs WC.

Upstairs, the first floor offers three well-proportioned bedrooms. The third bedroom provides access to the exquisite family bathroom, featuring a luxurious freestanding bath and a separate shower cubicle—a serene space to unwind. There is also exciting potential for a loft conversion, offering additional living space or a home office, subject to the usual permissions.

To the rear, the property boasts a private garden, complete with a smart artificial lawn and a designated seating area—ideal for relaxing or entertaining guests.

For further information or to arrange a viewing, please contact Oscar James Market Harborough today.

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# SELLER'S SECRET

We've absolutely loved living in our beautiful home—it's been such a joy to be just moments away from our vibrant town centre and all its fantastic amenities.



## Why we like it....

A true gem—beautifully finished with care and attention to detail, just moments from town!

# OSCAR JAMES

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To buy or not to buy....

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