



- FOUR BEDROOM DETACHED HOUSE
- GROUND FLOOR WC
- PRIME VILLAGE LOCATION
- NO UPWARD CHAIN

- DOUBLE GARAGE
- IDEAL FAMILY HOME
- COUNCIL TAX BAND - D

Offers over £350,000

<https://www.judgeestateagents.co.uk>



NO CHAIN. This well presented, detached four bedroom property makes for an ideal family home and is very well positioned within this highly sought after village. This fantastic property appreciates an Entrance Porch, Utility, Entrance Hall, WC, Living Room, Kitchen/Dining Room, First Floor Landing, Four Bedrooms and a Four Piece Bathroom Suite. There is a well established and presented garden as well as a Double Garage to the rear of this lovely home. PLEASE VIEW OUR VIRTUAL TOURS FOR MORE DETAIL.

ENTRANCE PORCH

There is a door that leads to the Hallway and a door to the:

UTILITY

Having wall and base units, work surface, sink, plumbing for a washing machine, window to the front aspect and power points.

ENTRANCE HALL

There are stairs that leads up to the first floor landing, radiator, under stairs cupboard and doors that lead to:

WC

Comprising a low level WC and a Wash hand basin.

LIVING ROOM

17'4 x 11'9 (5.28m x 3.58m)

Benefiting from a bow fronted window, radiator, power points, TV point, fire with feature surround, windows and patio doors to the rear aspect.

KITCHEN/DINING

17'5 x 12'6 (5.31m x 3.81m)

There are a range of wall and base units with work surfaces, sink with a mixer tap and drainer, window to the front aspect, window and patio doors to the rear aspect, radiator and power points.

FIRST FLOOR LANDING

With power point and doors that leads to:

PRIMARY BEDROOM

12'11 x 9'4 (3.94m x 2.84m)

Benefiting from windows to the rear aspect, radiator, power points, fitted wardrobes and dresser.

BEDROOM

12'9 x 10'3 (3.89m x 3.12m)

Having a window to the rear aspect, radiator, power points and an airing cupboard.

BEDROOM

12' x 7'11 (3.66m x 2.41m)

There is a window to the front aspect, radiator and power points.





BEDROOM

9'5 x 6' (2.87m x 1.83m)

With windows to the front aspect, radiator and power points.

BATHROOM

Comprising a low level WC, Wash hand basin, Bath, Walk in Shower, Radiator, Complimentary tiling, Heated towel rail and a Window to the front aspect.

REAR GARDEN

A well maintained and established garden that enjoys a patio and laid to lawn garden with borders home to a number of shrubs, plants and trees. There is a door that leads to the Garage as well.

PARKING

Accessed off of Beech Close there is off road parking that also gives access to:

DOUBLE GARAGE

17'9 x 15'11 (5.41m x 4.85m)

Benefiting from an up and over door with the facilities of both power and lighting.



MARKFIELD VILLAGE

The village benefits greatly from being surrounded by easily accessible countryside. There are a variety of public footpaths radiating out from the village - including the "Leicestershire Round", which passes along Main Street. To the north-western side of the village lies the Hill Hole Nature Reserve. Markfield has Chinese and Indian takeaways, a fish and chip shop, a newsagent, Just Naturally Healthy - an independent shop selling organic produce, a Co-Operative Supermarket (which is being extensively altered and made bigger) a financial advisory office and a GP surgery,

VIEWINGS

We always like any potential purchaser to follow our four steps

- 1) Read property description
- 2) Look at Floorplan

3) Watch our virtual viewing video

4) Please provide and assist proof of affordability

After these stages, we are happy to arrange a viewing suitable to both purchaser and vendor.

MEASUREMENTS

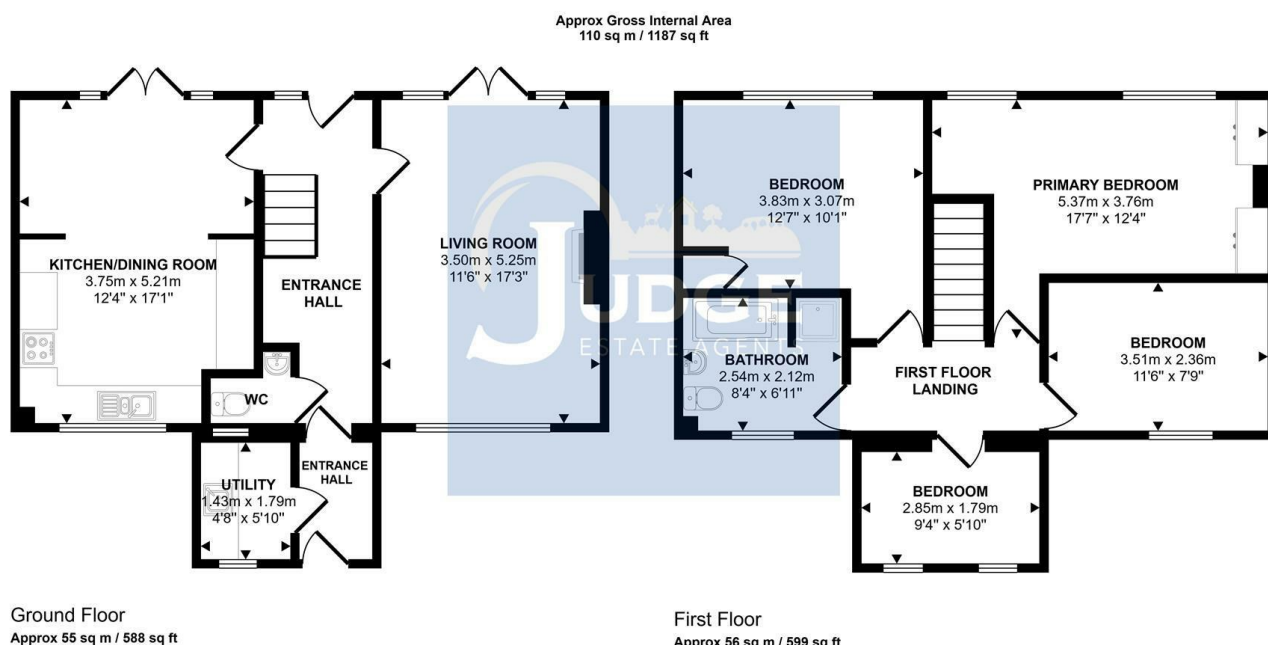
Every care has been taken to reflect the true dimensions of this property but they should be treated as approximate and for general guidance only.

MONEY LAUNDERING

In line with current money laundering regulations, prospective buyers will be asked to provide us with photo I.D. (e.g. Passport, driving licence, bus pass etc) and proof of address (e.g. Current utility bill, bank statement etc). We ask for your cooperation in this matter as this information will be required before a sale can be agreed.

1. MONEY LAUNDERING REGULATIONS: Intending





This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

