

12 Willow Woods Close | LE67 8AR | Offers In The Region Of £450,000 ROYSTON & LUND

- NO UPWARD CHAIN
- Three Bedrooms
- Finished to an Extremely high Standard
- Driveway and Garage
 Landscaped Rear
- EPC Rating C -Freehold

- Detached Bungalow
- Open Plan Living Area
- Stunning Bathroom & En-Suite
- Landscaped Rear Garden
- Council Tax Band D





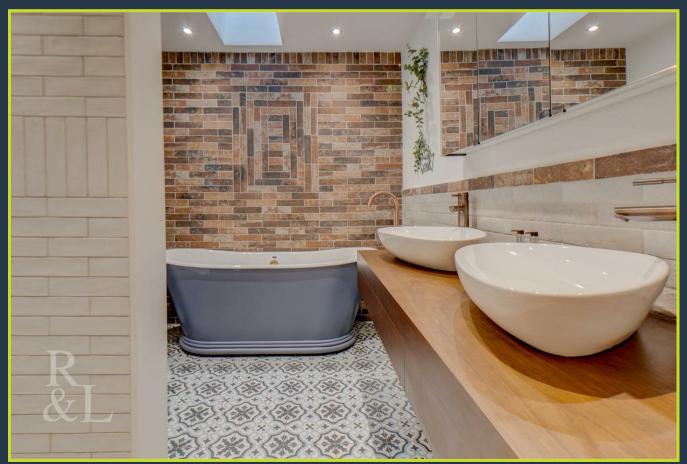












* NO UPWARD CHAIN *

An immaculately presented three bedroom detached bungalow in Newbold Coleorton. The property is finished with high quality fixtures & fittings throughout and is sold with no upward chain. Set on a lovely quiet cul de sac with a driveway for 3 cars with electric charging and a large garage to the side.

In brief the property comprises an entrance hallway with cloaks cupboard, three well proportioned bedrooms and a stunning five piece bathroom consisting of a free-standing bath with feature tap, his and hers sinks, WC and a double walk shower with standard head and a waterfall head built into the ceiling. The main bedroom benefits from an en-suite shower room and built in wardrobes. There are also internal glazed window blinds throughout.

There is an open plan living area features a high quality kitchen with a range of fully integrated appliances including an oven, combi microwave, wine-cooler, warming draw, fridge/freezer, dishwasher, washing machine and a central island with sink and breakfast bar. Over to the other side of the room there is a lounge area with bi-fold doors that open into the rear garden.

To the rear of the property there is a landscaped garden with a patio that runs the full width of the property, feature pond, lawn and fenced boundaries. The house also benefits from a house alarm and ring doorbell.





Total area: approx. 112.3 sq. metres (1208.8 sq. feet)

Where every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken of any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

Plan produced using Plantip.

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