



High Street East, Leicestershire, LE15 9PZ

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS

Property Description

*** AVAILABLE 15th JUNE *** A completely refurbished 18th Century Grade II Listed character property situated close to the heart of the popular Rutland market town of Uppingham. The property was formerly the Wagon and Horses public house. The property is of local stone and brick built construction under a part thatched and part slate roof. The accommodation retains delightful period features and boasts a high specification combining quality contemporary materials with traditional craftsmanship to create a charming family home with contemporary luxuries and yet with a carefully preserved wealth of character. The accommodation benefits from oak flooring to the ground floor, built in air conditioning system to all bedrooms and gas central heating with under floor heating to part of the ground floor. The spacious and beautifully presented interior in brief comprises entrance hall, reception hall, downstairs cloakroom, drawing room with feature dressed stone open fireplace, good sized snug with open fireplace and inset solid fuel burner, dining room, superbly fitted kitchen diner, utility room, inner hallway with beautiful original galleried staircase to first floor, study area, master bedroom with en suite shower room, two double bedrooms family bathroom, stairs to second floor double bedroom with en suite shower room. Outside there is a garage and two rear courtyard areas. With allocated off road parking for two vehicles this property is offered UNFURNISHED. Council Tax Band F. Energy Rating E.







Key Features

- Available 15th June
- Uppingham Rutland
- Detached House
- 4 Bedrooms
- Unfurnished
- Medium Garden
- Garage and Allocated Parking
- Council Tax Band F
- Energy Rating E

£2,250 PCM