



12 St. Faiths Drive
Coalville, LE67 3DQ

£525,000



Brief Description

Welcome to St. Faiths Drive, Coalville - a charming location offering the perfect blend of countryside tranquillity and modern living. This delightful house boasts 4 spacious bedrooms, ideal for a growing family or those in need of extra space. With 4 reception rooms, there's plenty of room for entertaining guests or simply relaxing with loved ones.

Upon entering the house, you are greeted with an abundance of natural light and a welcoming entrance hall, creating a sense of space and grandeur. The spacious living area features a cozy fireplace and allows for seamless indoor-outdoor flow, ideal for entertaining guests with the adjacent extended conservatory overlooking the rear garden. Spread over 2071sqft, this fantastic accommodation offers further further scope of this property presents an exciting opportunity for those with a vision to enhance and personalise the space to their taste.

One of the standout features of this property is its versatile accommodation, offering endless possibilities to tailor the space to your needs. Whether you're looking for a home office, a playroom for the kids, or a cosy reading nook, this property has the flexibility to accommodate your lifestyle.

The property features 2 bathrooms, including a stunning four piece en-suite to one of the homes four double bedrooms, ensuring convenience and comfort for all the family. Three out of four bedrooms benefit from an extensive range of fitted wardrobes.

The double garage and parking for several vehicles provide ample space for your vehicles and any visitors you may have. Imagine waking up to picturesque countryside views every morning, creating a serene and peaceful atmosphere.

The large rear garden is perfect for children to play or for hosting outdoor gatherings with open views of neighbouring green landscape providing the ideal outside space to relax and unwind. With no upward chain, the process of making this house your home is made even smoother. Call today to view.





ON THE GROUND FLOOR

Entrance Hall

Ground Floor WC

Living Room
17'11" x 13'1" (5.46m x 3.99m)

Dining Room
11'9" x 10'8" (3.58m x 3.25m)

Home Office
11'8" x 9'9" (3.56m x 2.97m)

Conservatory
15'5" x 15'1" (4.70m x 4.60m)

Kitchen Diner
16'10" x 12'6" (5.13m x 3.81m)

Utility Room
7'3" x 6'4" (2.21m x 1.93m)

ON THE FIRST FLOOR

Master Bedroom
12'11" x 13'3" (3.94m x 4.04m)

En-Suite
9'9" x 10'2" (2.97m x 3.10m)

Bedroom Two
11'8" x 13'3" (3.56m x 4.04m)

Bedroom Three
11'8" x 10'6" (3.56m x 3.20m)

Bedroom Four
11'9" x 9'8" (3.58m x 2.95m)

Family Bathroom
8'8" x 6'6" (2.64m x 1.98m)

ON THE OUTSIDE

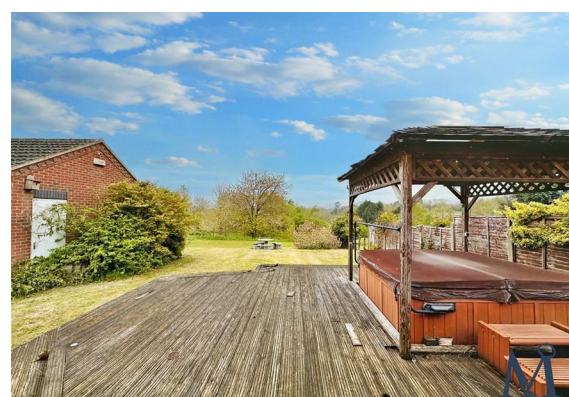
Front Garden

Rear Garden

Driveway

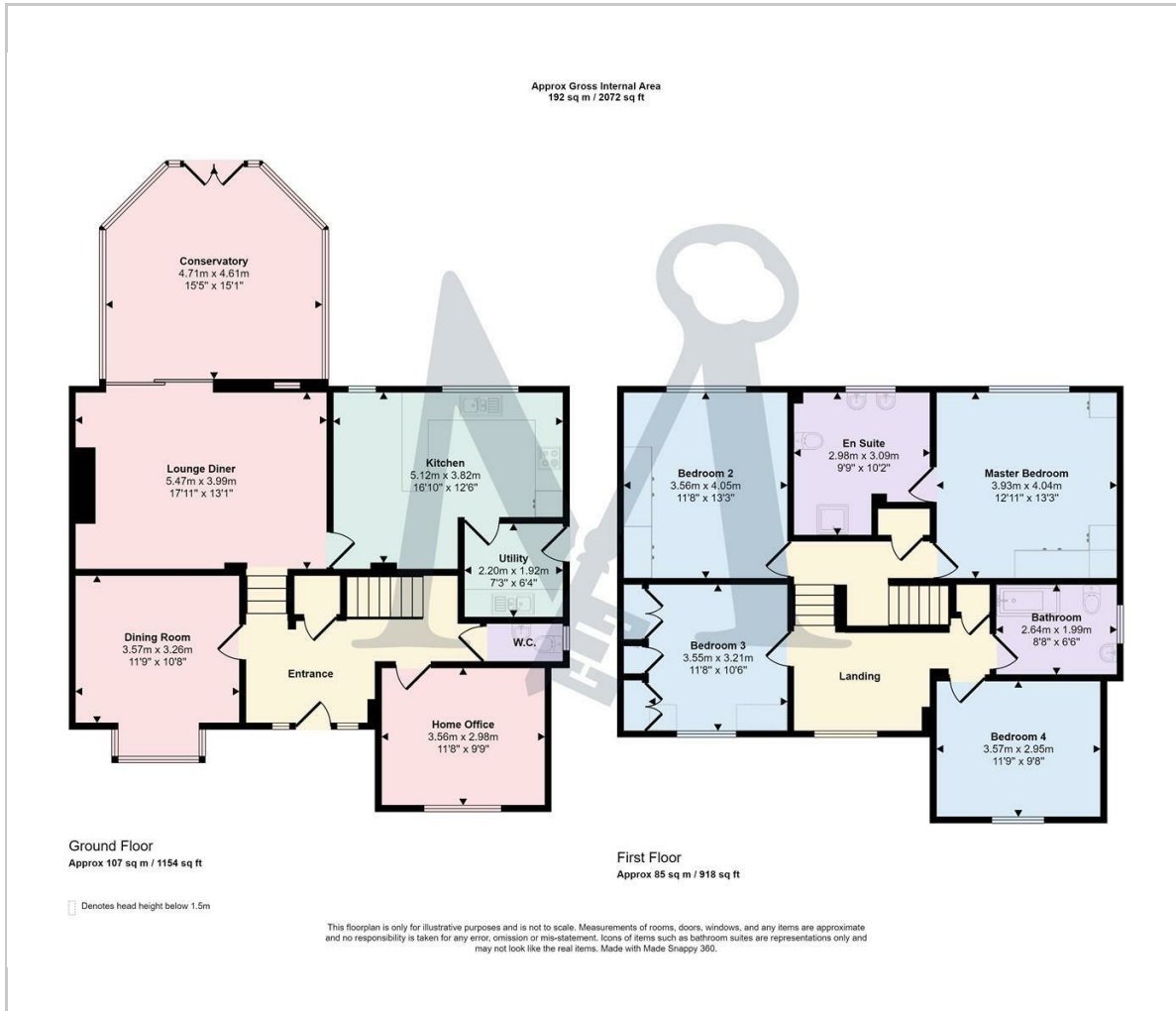
Double Detached



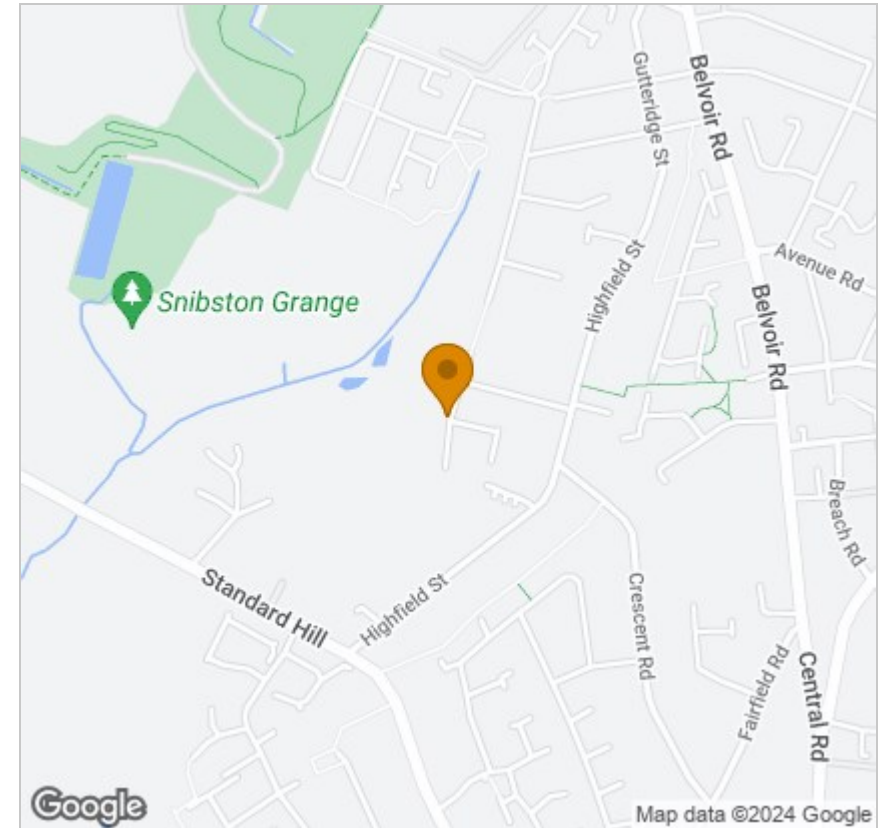




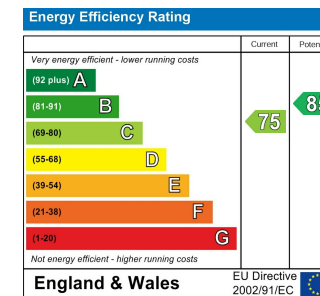
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Maynard Estates Office on 01530 682886 if you wish to arrange a viewing appointment for this property or require further information.

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