



MAYNARD
ESTATES



108 Loughborough Road
Thringstone, Coalville, LE67 8LR

£170,000



Brief Description

Offered to the market with NO UPWARD CHAIN, this well presented three bedroom, mid-terraced home situated in the popular village of Thingstone, close to the amenities, including a Post Office, Co-Op convenience store and a Pre-School.

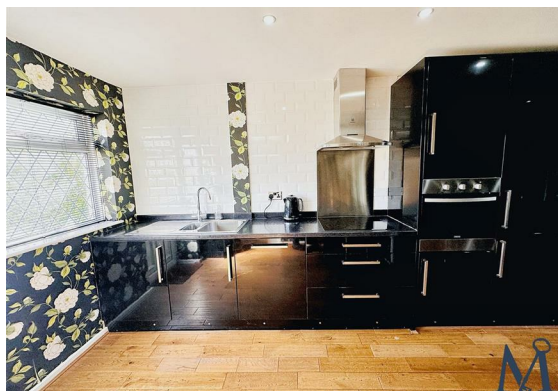
Having uPVC double glazing throughout, the accommodation in brief comprises of an entrance hall with stairs to the first floor and LIVING ROOM WITH DUAL ASPECT views over the front and rear gardens and feature fireplace with gas fire inset. Completing the ground floor layout is a MODERN KITCHEN DINER, fitted with a range of stylish wall and base black gloss units with complimenting worktops and an inset one and half bowl stainless steel sink with mixer tap over and metro tiled splashbacks.

Benefitting from INTEGRATED APPLIANCES; fridge/freezer, dishwasher, washer/dryer, oven and grill with a four ring hob and extractor hood above, recessed spotlighting and, once again, dual aspect windows with access door leading to the rear garden.

To the first floor, the landing provides access to three well-proportioned bedrooms and a family bathroom, which has been fitted with a CONTEMPORARY THREE PIECE SUITE, consisting of a wc, hand basin and panelled bath with mains shower over. There is a feature, slate-effect tiled flooring and wall-mounted, chrome heated towel rail.

Outside, to both the front and rear of the property, the gardens are mainly laid to lawn with hedged boundaries and paved pathways. The rear garden benefits from a useful storage shed and paved patio, with gated access leading to a COMMUNAL CAR PARK, which provides off road parking on a first-come first-served basis.

The property further benefits from newly laid carpets and having been freshly decorated throughout. Making this an ideal home for a first time buyer, investor or purchaser looking to downsize, an early viewing is strongly recommended to avoid disappointment.





ON THE GROUND FLOOR

Entrance Hall

Living Room

9.7 x 19.5 (2.74m.2.13m x
5.79m.1.52m)

Kitchen Diner

9.6 x 19.5 (2.74m.1.83m x
5.79m.1.52m)

ON THE FIRST FLOOR

Landing

Bedroom One

11.1 x 13.3 (3.35m.0.30m
3.96m.0.91m)

Bedroom Two

7.11 x 10.5 (2.13m.3.35m x
3.05m.1.52m)

Bedroom Three

11.3 x 6 (3.35m.0.91m x 1.83m)

Family Bathroom

7.9 x 6 (2.13m.2.74m x 1.83m)

OUTSIDE

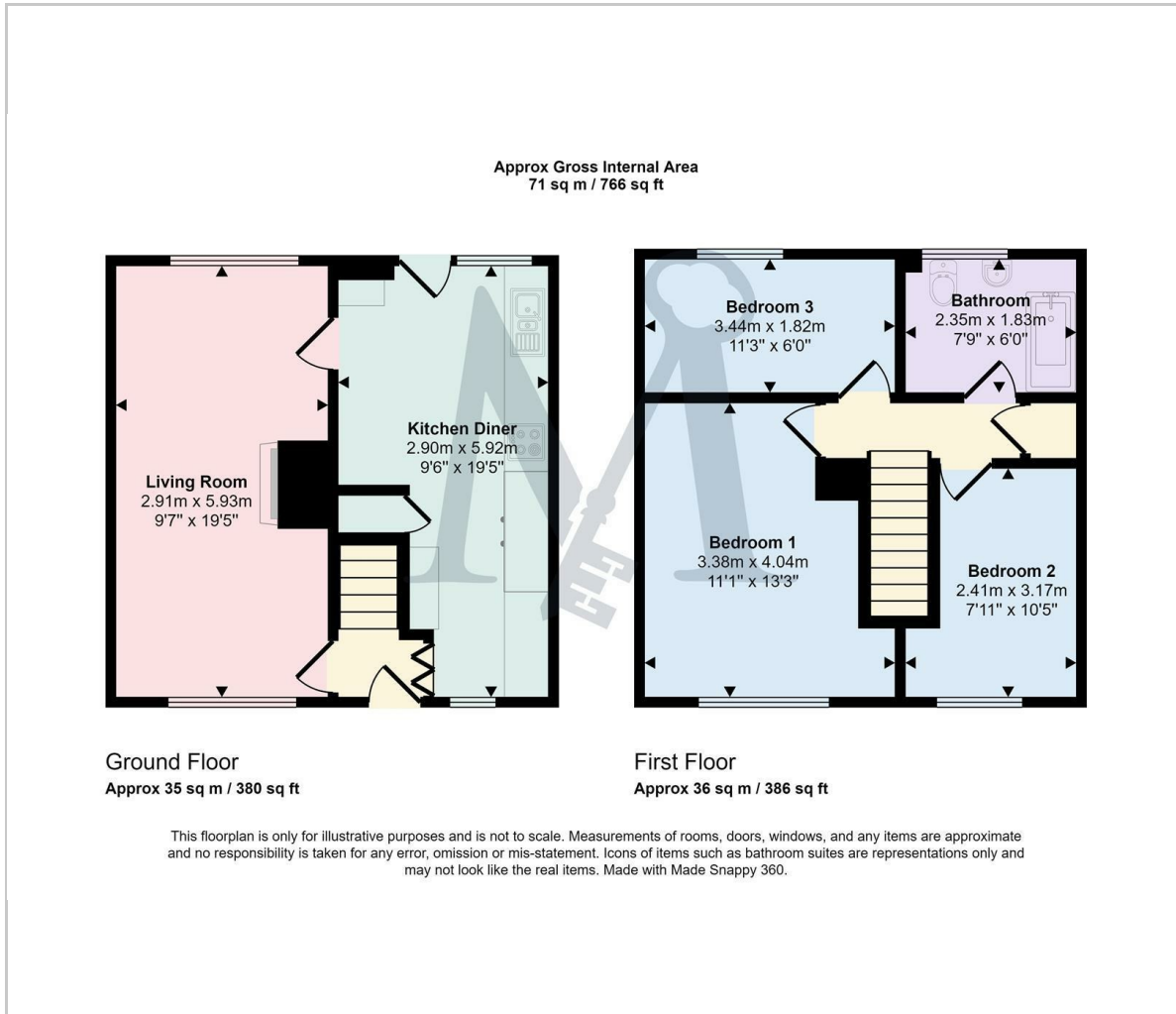
Front Garden

Rear Garden

Communal Parking



Floor Plan



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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2-4 North Street, Whitwick, Coalville, Leicestershire, LE67 5HA
Tel: 01530 682886 Email: sales@maynardestates.co.uk maynardestates.co.uk

Area Map



Energy Efficiency Graph

