



Wollaton Avenue, Loughborough, LE11 4TA



Part of
**SHELDON
BOSLEY
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Property Description

A DECEPTIVELY SPACIOUS 3 BEDROOM DETACHED BUNGALOW SITUATED WITHIN A POPULAR RESIDENTIAL AREA TO THE NORTH WEST OF LOUGHBOROUGH WITHIN EASY REACH OF SCHOOLS AND LOCAL FACILITIES. THE PROPERTY DOES REQUIRE INTERNAL UPGRADING AND MODERNISATION.

This good sized detached bungalow is situated in a very popular residential area and offers gas central heating and UPVC double glazed windows and doors. It briefly comprises entrance porch, dining hall, lounge to the rear with patio doors leading to a large double glazed conservatory, fitted kitchen, inner hallway leads to 2 double bedrooms, shower room and separate w.c. There is a further 3rd bedroom situated to the other side of the dining hall which is ideal for a bedroom or study.

Outside offers an open plan mainly lawned frontage with driveway leading to a single brick built garage and to the rear is a very private garden with patio, lawn and shrub borders.

The property is offered with no upward chain and is ideal for those looking to buy a bungalow to make their own.





Key Features

- DECEPTIVELY SPACIOUS 3 BEDROOM DETACHED BUNGALOW
- POPULAR RESIDENTIAL AREA TO THE NORTH WEST OF THE TOWN
- REQUIRES INTERNAL MODERNISATION AND UPGRADING
- GAS CENTRAL HEATING, UPVC DOUBLE GLAZING
- ENTRANCE PORCH, DINING HALL, REAR LOUNGE
- LARGE CONSERVATORY, FITTED KITCHEN
- INNER HALL, 2 DOUBLE BEDROOMS, SHOWER ROOM AND SEPARATE W.C.
- FURTHER THIRD BEDROOM/STUDY
- OPEN PLAN FRONT GARDEN AND PRIVATE REAR GARDEN, SINGLE GARAGE
- NO UPWARD CHAIN

Guide Price
£295,000





Ground Floor

Floor area 97.5 sq.m. (1,050 sq.ft.) approx



EPC Rating - C

Tenure - Freehold

Council Tax Band - D

Local Authority
Charnwood Borough Council

We routinely refer clients to both our recommended Legal Firm and a panel of Financial Services Providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee



To view this property please contact our Loughborough office on 01509 235534



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