



Thornborough Close, Market Harborough, LE16 8BE



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# Property Description

A delightful well appointed three bedroomed dormer style detached home situated on a no-through road just a few minutes walk from the mainline railway station and Market Harborough town centre.

The property has the provision of gas radiator central heating and double glazed windows. The accommodation is briefly arranged as follows: Entrance hallway with ground floor cloakroom/utility room off, living room which opens through to a well appointed kitchen with a good range of base and wall units, integrated oven and hob, ground floor bedroom and family bathroom. To the first floor, there are two further bedrooms.

Externally, there are front and rear gardens, car standing to the side and a single garage, the rear garden is well maintained with a shaped lawn and well stocked borders which offer a good degree of privacy.

The property lies to the east of the thriving town of Market Harborough which has excellent shopping and supermarket facilities, schools, bus services, recreational and leisure facilities including a leisure centre and theatre, public houses and restaurants. For the commuter, the railway station is within walking distance with links to London St Pancras, in addition to which the M1 is accessible at Junction 20, and the A14 lies to the south which links to the A1.





## Key Features

- Established Detached Home in Cul-De-Sac Location
- Entrance Hallway With Cloaks/Wc
- Lounge
- Breakfast Kitchen
- Ground Floor Bedroom & Bathroom
- Two First Floor Bedrooms
- Car Standing
- Garage
- Garden to Front & Established Rear Garden
- No Upward Chain

**£375,000**



**Approximate Gross Internal Area**

105.2 sq. m. (1132 sq. ft.)

Garage At 14.2 sq. m. (284 sq. ft.)

Total 119.4 sq. m. (1416 sq. ft.)



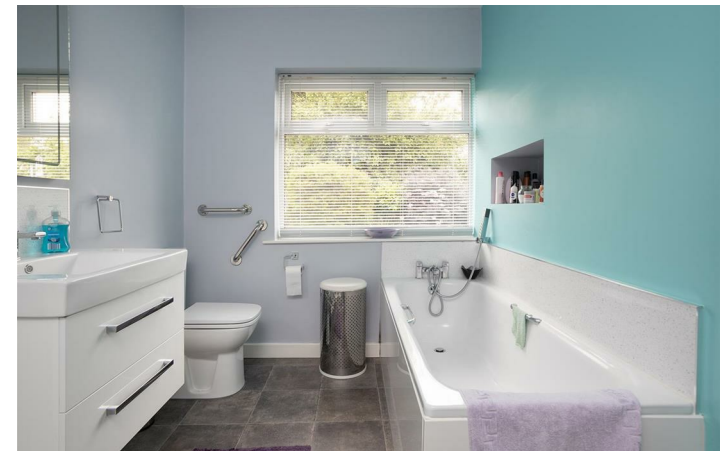
**Ground Floor**

Floor Area 61.8 sq.m. (665 sq.ft.) approx  
Garage 14.2 sq.m. (284 sq.ft.) approx

**First Floor**

Floor Area 43.4 sq.m. (467 sq.ft.) approx

Not to scale, for layout reference only. All Measurements are Approximate  
Produced by As built Energy Surveys for Andrew Granger & Co orders@asbuiltenergysurveys.co.uk



EPC Rating - D

Tenure - Freehold

Council Tax Band - D

Local Authority  
Harborough District Council

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