



LYNWOOD
1903
HOUSE.

26

Albert Street, Fleckney, LE8 8BA



Part of
**SHELDON
BOSLEY
KNIGHT**
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Property Description

A double fronted Edwardian detached home situated in this popular south Leicestershire village. The property has been extended in recent years and boasting well proportioned living accommodation across two floors. An entrance hallway leads through to the sitting room with feature fireplace, formal dining room/family room with engineered oak floor, this leads through to a stunning living kitchen fitted with shaker style units with complimentary timber worktops, integrated double electric oven, induction hob with hood over, the island breakfast bar with inset sink and boiling water tap and a wine cooler below. the utility area has sink with drainer, plumbing for appliance and a door leading to the cloaks w/c.

To the first floor the principal bedroom has an ornate inset cast iron fire and enjoys an en-suite shower room being fitted with a three piece white suite, there are three further bedrooms and a well appointed modern family bathroom.

Externally, there is a small fore garden to the front, with car standing and EV the side, a personal gate leads through to the rear garden, covered pergola area that is also accessed directly off of the living kitchen area via bi-folding door, provides the perfect alfresco dining in all weathers with retractable screening. The patio leads to a shaped lawn where there are well stocked garden with raised bed, home office pod with power and lighting connected, and to the far end there is a raised koi fish pond. The garden is enclosed by timber fencing and offers a good degree of privacy, in all about 0.11 acre.

Fleckney has an excellent range of local shops, public houses, recreational and educational facilities and bus services. A more comprehensive range of shopping facilities are available in nearby Market Harborough, Oadby and Wigston, with Leicester city centre being easily accessible. Both Leicester and Market Harborough have rail services to London St Pancras, and good communication network to the M1/M69 motorway.





Key Features

- Living Room With Attractive Open Fireplace
- Formal Dining Room
- Living Kitchen Area With Built-In Appliances & Bi-Fold Doors Leading Through To The Rear Garden
- Utility Room, Cloaks w/c
- First Floor Principal Bedroom With En-Suite Shower Room
- Three Further Bedrooms & Family Bathroom
- Car Standing, EV Charger, Garage (restricted access)
- Home Office Pod
- Mature Garden Offering A Good Degree Of Privacy
- Village Location

Price Guide
£475,000





EPC Rating - D

Tenure - Freehold

Council Tax Band - D

Local Authority
 Harborough District 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



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