Holders

A Modern Estate Agent









60 Loweswater Drive, Loughborough, LE11 3RS Offers in the region of £300,000

A great opportunity to purchase this extended detached home on the Forest Side of Loughborough and within walking distance of the highly regarded Holywell Primary School.

The property offers open plan living having been extended to the rear. There are three bedrooms, Lounge, open plan living kitchen and a utility room with w/c. To the first floor are three bedrooms and a family bathroom. Outside, the property provides generous gardens and a off road parking for multiple vehicles.

Presenting a family friendly layout, the ground floor accommodation includes a smartly presented Lounge with doors to the rear garden. This flows effortlessly through to the newly fitted living kitchen which presents a superb open plan space with both a window and doors looking out over the rear garden.

The ground floor also offers useful understairs storage and a guest cloakroom having WC and hand wash basin and useful utility space.

To the first floor, the landing has a large window to side elevation, leading to the three bedrooms and family bathroom.

These are serviced by the family bathroom, which is tiled and comprises a modern suite with panelled bath having shower over, low level WC and pedestal hand wash basin.

Externally, the property enjoys a superb garden plot. With both a patio and lawn, space for a shed/summerhouse and access to both the front of the property and off road parking.

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- 2. While we endeavour to make our sales particulars fair, accurate, and reliable, they are only a general guide to the property.
- 3. The measurements indicated are supplied for guidance only and, as such, must be considered incorrect.
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To check Internet and Mobile Availability please use the following link: checker.ofcom.org.uk/engb/broadband-coverage To check Flood Risk please

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Floor Plan



Area Map

Loughborough University Ashby Rd Holywell Fitness Centre Nanpantan Coogle Map data ©2025 Google

Energy Efficiency Graph

Not energy efficient - higher running costs
England & Wales

83

71

EU Directive 2002/91/EC

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.