



Loughborough Road | | Thringstone | LE67 8LR

Asking price £359,950



**RICHARD
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ESTATE AGENTS & VALUERS

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Thringstone | LE67 8LR
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A well presented detached home, with a stunning garden room extension to the rear. This ideal family home enjoys a lovely position on the edge of this popular village, within walking distance to the Bulls Head gastro pub, Grace Dieu Park and excellent access to local amenities and transport links. The property has deceptive accommodation comprising entrance hall, living room, dining room, re-fitted breakfast kitchen, large utility room w/c and garden room. The first floor gives way to four bedrooms and a shower room. Outside, the property sits in a lovely plot with extensive driveway parking, ideal for a number of vehicles, and with garage and a landscaped, tiered rear garden.

Spacious Detached Home
Grace Dieu Park Nearby

Edge of Village Position
Superbly Presented
Throughout

Four Bedrooms
Re-Fitted Breakfast Kitchen
Garden Room Extension

Living Room and Dining Room
Utility and W/c
Viewing a Must!

Entrance Hall

A spacious hallway with composite front door.

Living Room

A large open plan living room with window to the front, French doors to the rear and a feature Log Burner.

Dining Room

Offering ample space for table and chairs, this flexible room could also be a family room or home office.

Breakfast Kitchen

Fitted with a range of modern wall and base mounted units, finished in a white gloss frontage, with integrated appliances and a sink unit.



"Situated on the edge of the village"



Utility Room

A larger than average utility room with door to the side, sink unit and access to -

W/c

Fitted with a low level w/c and wash hand basin.

Garden Room

An impressive garden room extension with apex roof, ceiling spot lights and skylight windows, French doors give way to the garden at the side.

First Floor Landing

Giving way to -

Bedroom 1

A spacious bedroom with fitted wardrobes, cupboard and a window to the front.

Bedroom 2

A double bedroom with window to the rear enjoying a view over the garden.

Bedroom 3

A good size double room, currently used as a craft room and having window to the front.

Bedroom 4

A single room with window to the rear overlooking the garden.

Shower Room

Fitted with a modern suite comprising vanity wash hand basin, w/c and shower cubicle.

Outside

The property sits in a delightful position away from the road, with a green area between the road and the property, there is an extensive driveway giving access to the garage. The rear garden is impressive with a vast array of plants and shrubs, with artificial lawn, patios and a Summer House.

The Area

The property sits on the edge of Thringstone, which is a popular and conveniently situated North West Leicestershire Village. There are numerous local amenities, with the pub having a short walk to the nearby Bulls Head pub and picturesque Grace Dieu Park. The A512 gives access to nearby Loughborough, Ashby de la Zouch and the M1 motorway.

Extra Information



To check the Internet and Mobile coverage you can use the following link:
https://checker.ofcom.org.uk/en_gb/broadband-coverage
To check any Flood Risks you can use the following link: <https://check-long-term-flood-risk.service.gov.uk/postcode>

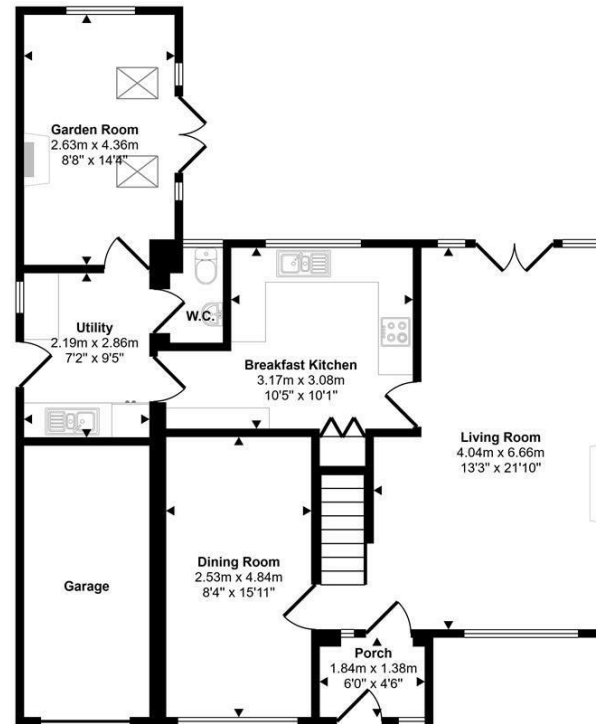


"Superbly presented throughout"

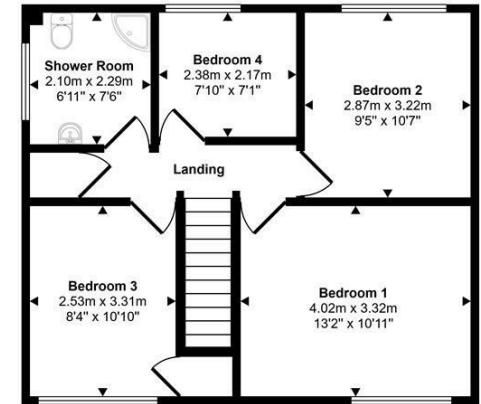




Approx Gross Internal Area
141 sq m / 1513 sq ft

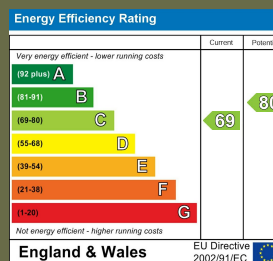


Ground Floor
Approx 89 sq m / 961 sq ft



First Floor
Approx 51 sq m / 552 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



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