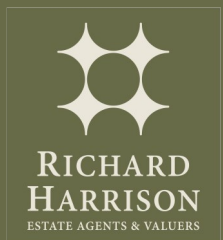




Aitken Way | | Loughborough | LE11 2UJ

Asking price £289,950



Aitken Way |

Loughborough | LE11 2UJ

Asking price £289,950

Occupying a lovely position, this larger than average semi-detached home offers deceptive accommodation benefiting from GCH and Upvc. Set in the popular Grange Park development and constructed by Jelson homes, this impressive property is well presented and offers surprisingly spacious accommodation with a large hallway, w/c, living room and dining kitchen, there is a ground floor w/c, whilst the first floor gives way to three good sized bedrooms with en-suite and family bathroom. There is a driveway giving off road parking for three vehicles and a lovely walled garden which is beautifully planted and lawned. The property is offered with no upward chain.

Large Semi-Detached Home

Master En-Suite

Large Living Room

Ground Floor W/c

Enclosed Garden

Three Good Sized Bedrooms

Separate Family Bathroom

Spacious Dining Kitchen

Driveway Parking for Three

No Upward Chain

Entrance Hall

A spacious hallway with staircase rising to the first floor, there is a useful cloak cupboard and access to -

W/c

Fitted with a low level flush w/c, wash hand basin and cupboard housing the gas central heating boiler.

Living Room

A large living room with a flexible amount of space and windows to the front and rear.



"Set in the popular Grange Park development"



Dining Kitchen

Fitted with a vast range of wall and base mounted units and built in electric oven, gas hob and extractor. There is a sink unit, space for washing machine and fridge/freezer, window to the front and French Doors to the rear of the dining area leading directly out to the rear garden.

First Floor Landing

With a mid landing window to the rear and access to -

Bedroom 1

A flexible room with a vast amount of space, featuring windows front and rear and access to -

En-Suite

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

Bedroom 2

A double bedroom with window to the front.

Bedroom 3

A spacious bedroom with window to the rear.

Bathroom

A large family bathroom with three piece suite comprising low level flush w/c, wash hand basin and bath. There is a window to the front.

Outside

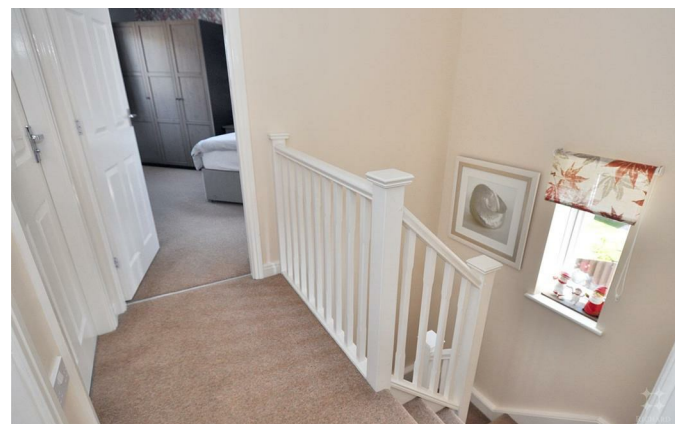
Occupying a lovely corner plot position with ample off road parking for approx three vehicles, there is a lawned frontage and gate to the rear garden. The rear garden is laid to lawn with a wonderful array of plants and shrubs.

The Area

This property is set in the popular Grange Park development and has numerous amenities nearby, including supermarkets, chains and independent stores, picturesque walks nearby across towards The Outwoods. There are schools nearby including Outwoods Edge Primary School and Woodbrook Vale Secondary School. The Loughborough train station provides Midland Mainline access to London St Pancras in approx 1hr 40mins.

Extra Information

To check the Internet and Mobile coverage you can use the following link: <https://checker.ofcom.org.uk/en>

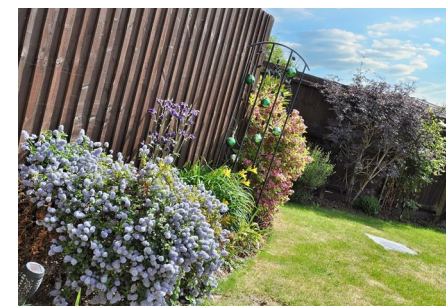


gb/broadband-coverage

To check any Flood Risks you can use the following
link: <https://check-long-term-flood-risk.service.gov.uk/postcode>

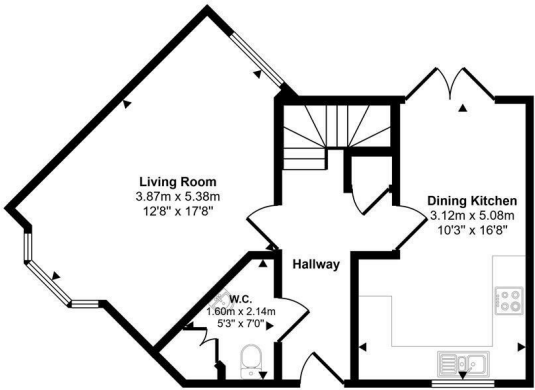


*"Offering
surprisingly
spacious
accommodation"*

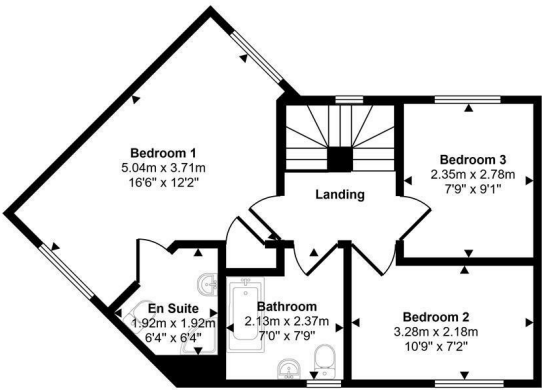




Approx Gross Internal Area
87 sq m / 935 sq ft



Ground Floor
Approx 43 sq m / 467 sq ft



First Floor
Approx 44 sq m / 469 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.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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