



Nottingham Road | | Barrow Upon Soar | LE12 8JB

Asking price £225,000



**RICHARD
HARRISON**
ESTATE AGENTS & VALUERS

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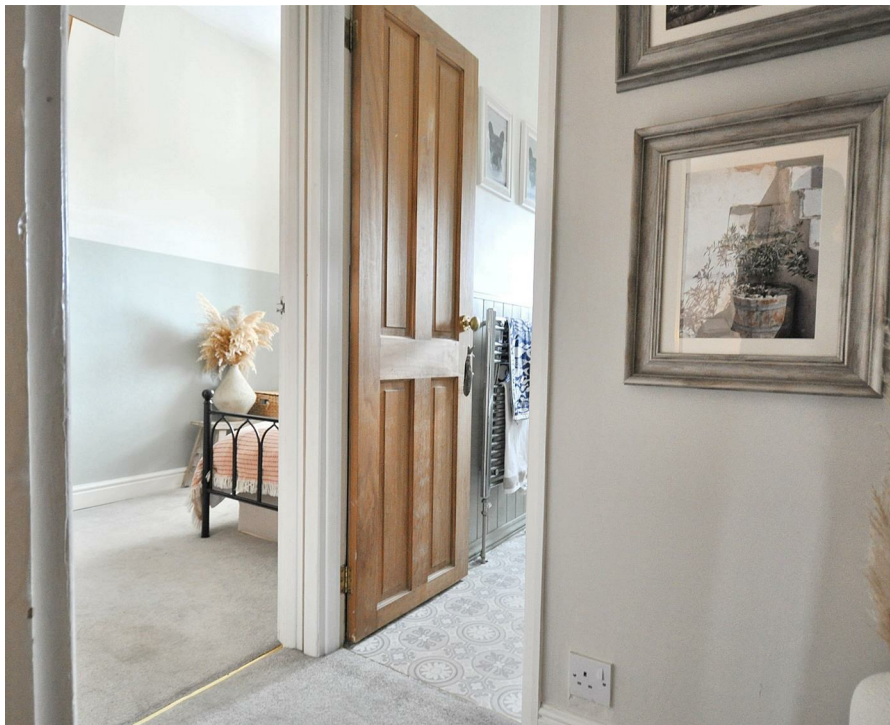
A luxuriously well appointed mid terraced character property, featuring an extended dining kitchen overlooking a larger than average rear garden through Oak Bi-Fold doors. Superbly presented with an exacting attention to detail in the stylish décor, this lovely home is set within walking distance to the village centre with its numerous amenities. Benefitting from GCH and Upvc DG, this property has accommodation comprising lounge with feature fireplace, extended open plan dining kitchen, two good sized bedrooms and a luxury bathroom. There is a useful boarded attic with skylight window, and a generously proportioned rear garden ideal for entertaining.

Extended Mid-Terraced Property	Stylish Decor Throughout
Luxuriously Well Appointed GCH and Upvc DG	Impressive and Spacious Large Rear Garden
Lounge with Feature Fireplace	Extended Dining Kitchen
Two Bedrooms	Luxury Bathroom

Lounge
An impressive entrance to the property, this principal reception rooms boasts a character feeling, blended perfectly with stylish decor. There is a gas living flame effect fireplace with mantelpiece surround, marble hearth, alcove meter cupboard, laminate flooring, timber panelled style wall coverings, window to the front and door to the dining kitchen.



*"Luxuriously
well
appointed
throughout"*



Dining Kitchen

From the inner lobby where a door gives way to an understairs store cupboard, the dining kitchen offers an abundance of flexible space, with a range of wall and base mounted units finished in a Shaker style frontage, with timber butchers block worktops, tiled splashbacks and a Belfast sink with mixer tap above. There is an integrated electric oven, gas hob and extractor above, space for washing machine, fridge and freezer. Tiled flooring covers this area into the dining space which enjoys a vaulted ceiling with a skylight window and Oak Bi-fold doors to the garden.

First Floor Landing

Giving access to -

Bedroom 1

A well proportioned double bedroom with ample space for bed and wardrobes, there is a window to the front, panelled style wall covering and wood laminate flooring.

Bedroom 2

Having a window to the rear and a loft access, with pull down ladder.

Bathroom

Fitted with a luxury three piece suite comprising low level flush W/c, bath with mixer shower over, stone hand wash basin with mixer tap above, tiled splashbacks and a window to the rear.

Attic

The attic has a timber pull down fitted ladder, there is boarding and a skylight window to the rear.

Outside

The property fronts the pavement, with a public layby area to the front ideal for unrestricted on street parking for residents, there is shared access to the rear, where the rear garden is particularly large and offers lawn, patio and decking area for entertaining, with various lighting features.

The Area

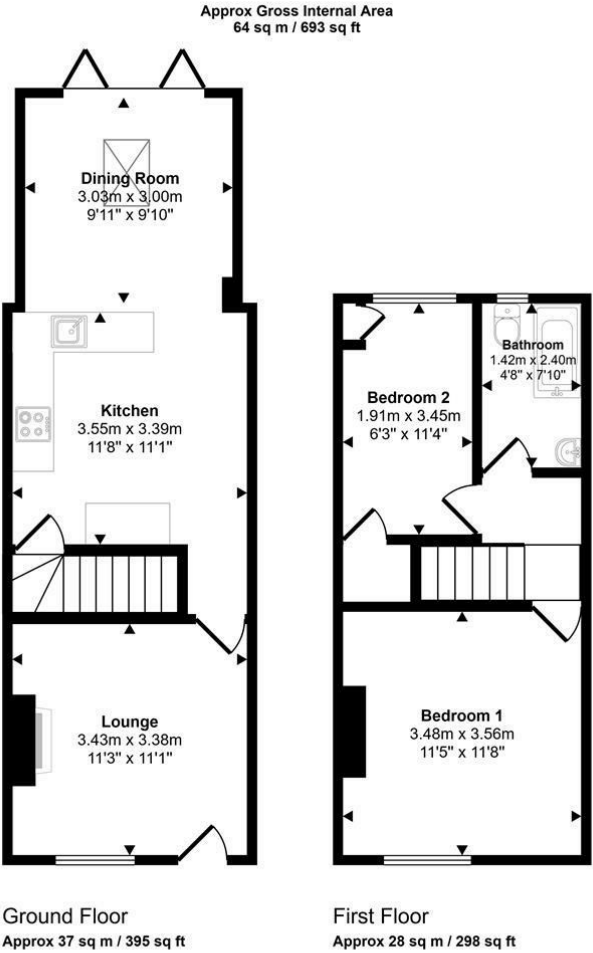
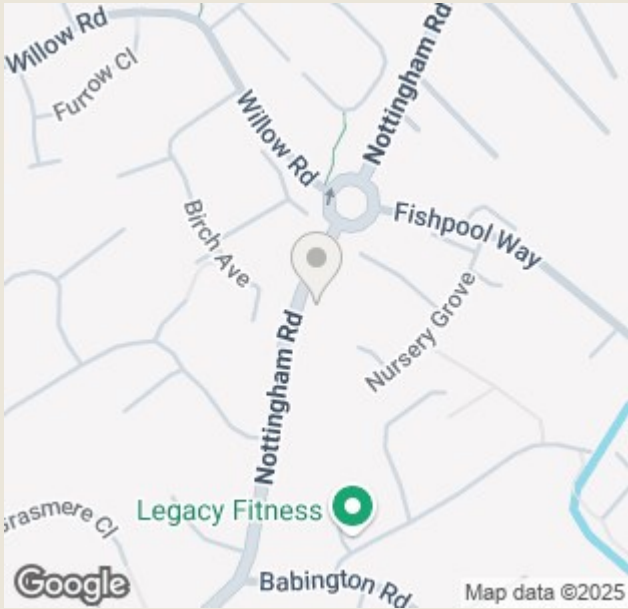
The property is set within a short walk to the village centre, with its vast array of shops, pharmacy, doctors, dentist and mini supermarkets. The train station provides links to Leicester and Loughborough, whilst the excellent road network of the A6 and A606 gives ease of access to the county.



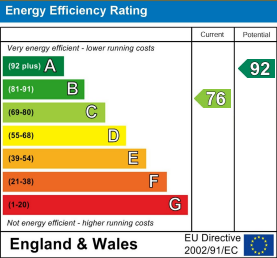


*"Superbly
located within
this popular
village"*





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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