





# Homefield Road | Sileby

Creightons Estate Agents are pleased to bring to the market a three bedroomed semi-detached family home in the popular village of Sileby.

- Semi-detached family home in the popular village of Sileby
- Open plan lounge, dining room with separate kitchen
- Three Bedrooms and refitted family shower room
- Driveway providing off road parking, leading to single garage
- Private, established rear garden
- Available with NO CHAIN
- Early viewing highly recommended

## LOCATION

Sileby is a particularly well serviced Charnwood village situated around a traditional village centre and offers extensive local facilities including popular pubs and shops. The village is particularly well placed for fast access to Loughborough and Leicester and the M1 at Markfield. Local beauty spots include Swithland Reservoir and Bradgate Park.











## GROUND FLOOR

The property is entered into via a porch then into the entrance hallway, with the staircase rising to the first floor. The living room sits to the front of the property and has a bright and airy feel with window overlooking the front of the home, the dining area overlooks the rear of the home with archway to the kitchen. The kitchen is fitted with a range of units with complimentary worktop and tiled splashback. There is space for a cooker, washing machine, dishwasher and under counter fridge with service door to the rear garden.

## FIRST FLOOR

The first floor is accessed via the staircase from the hallway. The principal bedroom sits to the rear of the home with built in wardrobes. There is a further double and single bedroom located to the front of the home. The refitted shower room has a walk-in shower cubicle, built in vanity unit with wash hand basin, w.c and heated towel rail.



## OUTSIDE

The property offers off road parking, leading to a single garage to the front of the home with gated side access to the rear garden. The rear garden is mainly laid to lawn with patio area.







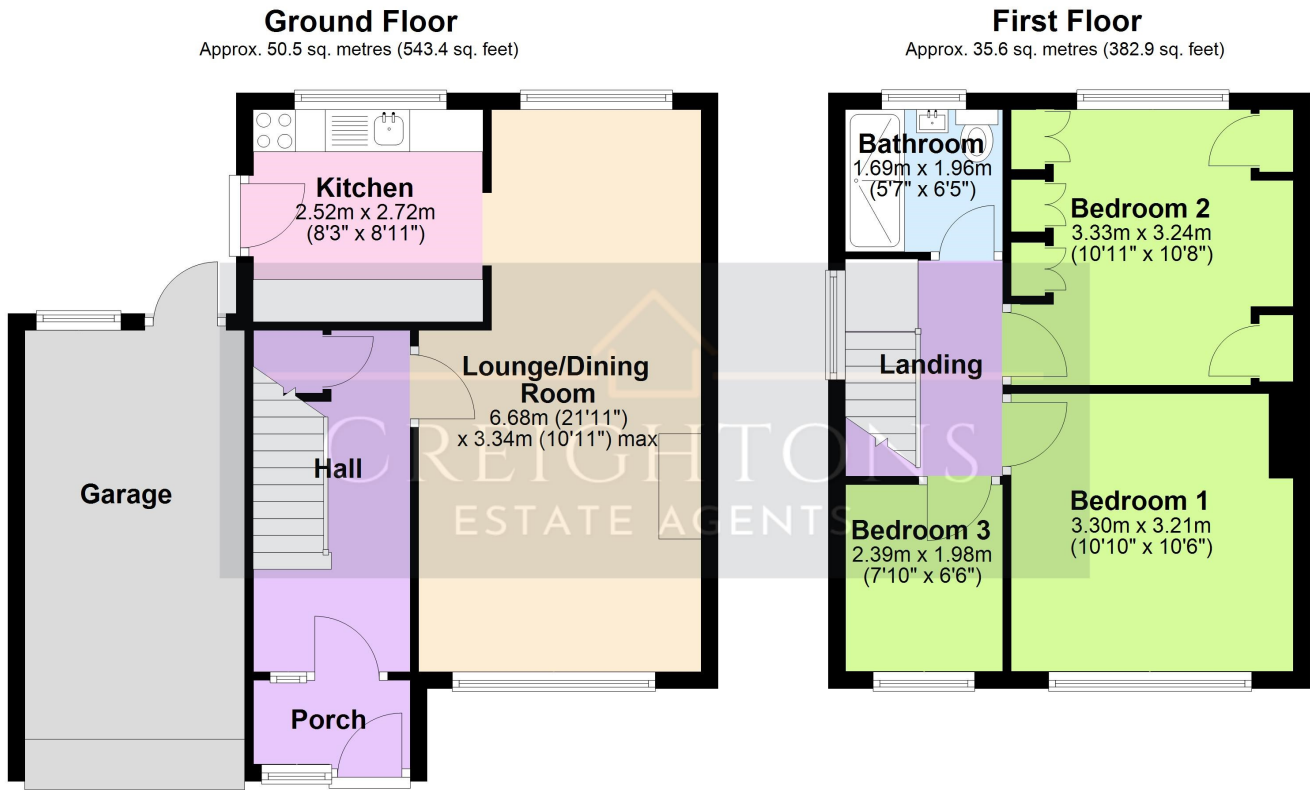
# Homefield Road | Sileby| Leicestershire

## SERVICES

All mains services are available and connected.

## COUNCIL

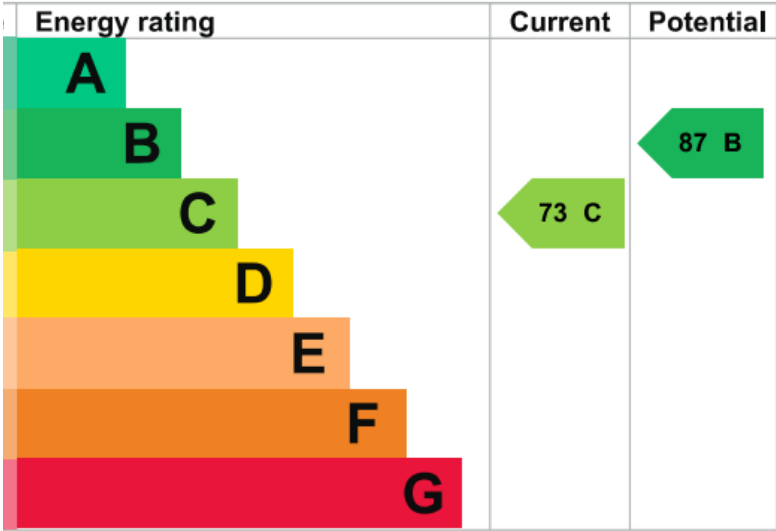
Charnwood Borough Council. Council tax band B.



Total area: approx. 86.1 sq. metres (926.4 sq. feet)

Floor plans are not to scale and are intended for use as a guide to the layout of the property only. They should not be used for any other purpose.  
Plan produced using PlanUp.

Homefield Road, Sileby, Leicestershire



## DISCLAIMER

We must inform all prospective purchasers that the measurements are taken by an electronic tape and are provided as a guide only and they should not be used as accurate measurements. We have not tested any mains services, gas or electric appliances, or fixtures and fittings mentioned in these details, therefore, prospective purchasers should satisfy themselves before committing to purchase. Intending purchasers must satisfy themselves by inspection or otherwise to the correctness of the statements contained in these particulars. Creightons Estate Agents (nor any person in their employment) has any authority to make any representation or warranty in relation to the property. The floor plans are not to scale, and are intended for use as a guide to the layout of the property only. They should not be used for any other









