

for sale

£325,000



## Pinewood Close Anstey Heights Leicester LE4 1ER

A stunning detached family home conveniently situated for local amenities including a shopping centre. The accommodation has been recently decorated and includes two reception rooms, breakfast kitchen, four bedrooms and three bathrooms. Garage, off road parking and good size rear garden.

# Pinewood Close Anstey Heights Leicester LE4 1ER

## Entrance Hall

Door to the front, radiator and understairs cupboard.

## Shower Room

Shower cubicle, wash hand basin, w.c., central heating boiler and double glazed window to the front.

## Lounge

18' 6" x 10' 6" ( 5.64m x 3.20m )

Double glazed window to the front, double glazed patio doors leading out to the rear garden, electric fireplace, wall lights, two radiators and t.v. point.

## Dining Room

19' 7" x 10' 5" ( 5.97m x 3.17m )

Double glazed window to the rear, radiator, t.v. point and double glazed French doors to both sides of the room leading out to the garden.

## Breakfast Kitchen

Fitted with wall and base units, one and a half bowl sink and drainer, laminate worktops, electric oven, gas hob with extractor hood over, plumbing for washing machine and dishwasher, space for fridge/freezer, double glazed window to the rear and door to the side elevation.

## First Floor Landing

Double glazed window to the front, radiator, airing cupboard and loft access.

## Bedroom One

13' 7" max x 12' 7" max ( 4.14m max x 3.84m max )

Double glazed window to the rear, built-in wardrobe, radiator, t.v. point and door to the en-suite.

## Tiled En-Suite

Shower cubicle, wash hand basin with vanity unit, w.c., extractor fan and radiator.

## Bedroom Two

11' 4" x 10' 8" ( 3.45m x 3.25m )

Double glazed window to the rear, radiator and t.v. point.

## Bedroom Three

7' 2" x 6' 9" ( 2.18m x 2.06m )

Double glazed window to the front, built-in wardrobe and radiator.



## Bedroom Four

7' 1" x 6' 9" to 'robe ( 2.16m x 2.06m to 'robe )

Double glazed window to the rear, built-in wardrobe and radiator.

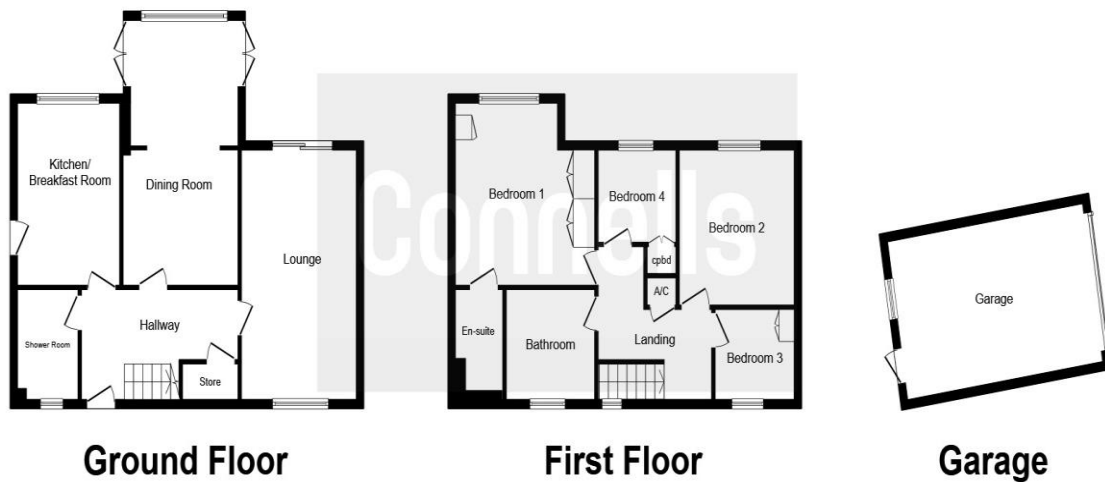
## Bathroom

Bath with mixer taps, wash hand basin with vanity unit, w.c., shaver point, radiator and double glazed window to the front.

## Outside

To the front of the property there is off road parking leading to a DETACHED GARAGE, with a good size garden to the rear.





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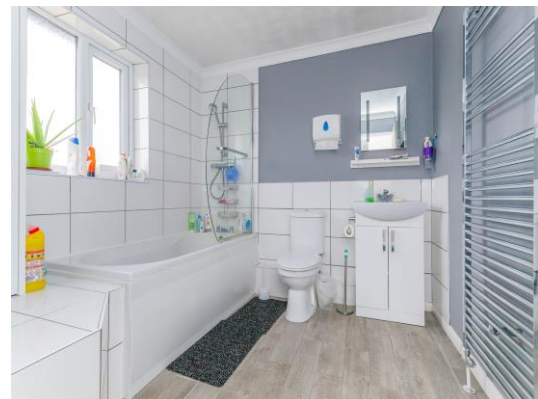
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 LEICESTER LE1 1JB

Property Ref: LTR319167 - 0002

**Tenure:** Freehold

**EPC Rating:** D

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