



Not for marketing purposes INTERNAL USE ONLY

Main Street
Thornton Coalville



Property Description

The house is pleasantly situated in the popular sought after location, which benefits from a good range of local facilities and amenities, including schools, shopping, places of worship, parks and community centres.

Well apportioned and very well presented four bedroom detached property providing stylish living accommodation throughout.

The property provides an entrance hallway on entry leading to the lounge room, sitting room, conservatory, kitchen & downstairs toilet/utility on the ground floor.

On the first floor there is a large landing area with a range of storage, master bedroom with en-suite & dressing room, further double bedroom, 2 single cosy bedrooms & good size family bathroom.

The property also comprises a boarded loft space with an electric.

Externally to the side of the property is a large driveway providing ample off road parking & garage. There is a landscaped spacious rear garden.

Ground Floor

Hallway

Accessed via front entrance leading to ground floor rooms

Lounge Room

Having a wood floor, exposed brick fireplace/wood burner, a window to the front aspect & internal bifold door leading to the conservatory

Sitting Room

Having a laminate flooring, radiator & window to the front aspect

Conservatory

Having a well sized window with overview to the rear garden, roof windows, access to the kitchen & garden

Kitchen

This well laid out kitchen is fitted with a range of wall and base units with work surface over, stainless steel sink, free standing range cooker with extractor hood over & access to the rear garden

Downstairs Toilet/Utility

Fitted with a wash hand basin, w/c, radiator, plumbing for washing & dryer machine & window to the rear aspect

First Floor

Landing

Access to 1st floor rooms, storage cupboards & a window to the rear garden

Bedroom 1

Having a window to front elevation, wood floor, separated dressing area & central heating radiator

En-Suite

Shower enclosure, hand wash basin and w.c, central heating radiator with towel rail over

Bedroom 2

Having a laminate flooring, window to the rear garden, gas central heating radiators.

Bedroom 3

Having a laminate flooring & gas central heating radiators

Bedroom 4

Having a laminate flooring, window to the rear garden, gas central heating radiators

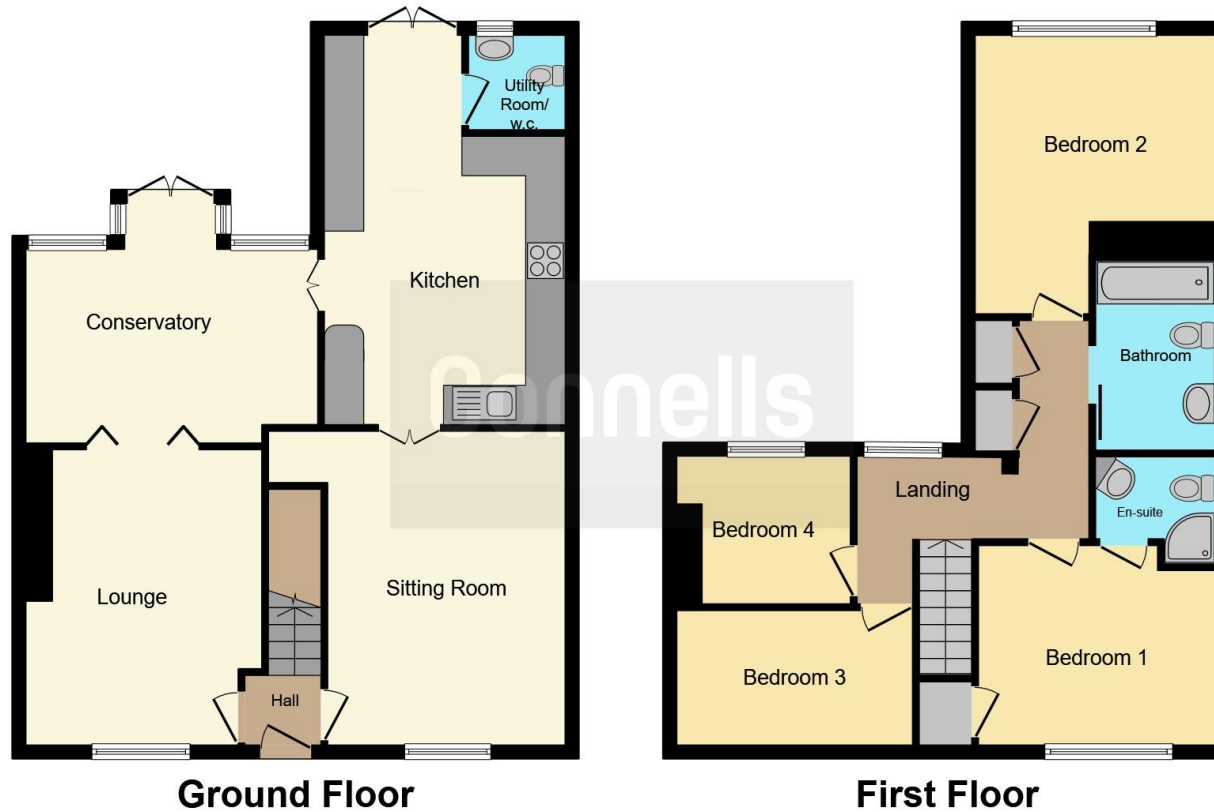
Bathroom

A family bathroom fitted with a white suite comprising of a bath with shower, wash hand basin & pedestal w/c









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

T 0116 262 0022
E leicester@connells.co.uk

22-24 Halford Street
 LEICESTER LE1 1JB

EPC Rating: D

Tenure: Freehold

check out more properties at connells.co.uk



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: LTR322111 - 0006