



Connells

Shenley Road
Wigston



Property Description

Located on the highly regarded Oadby/Wigston border, this immaculately presented three-bedroom detached home has been impressively transformed by the current owners.

The property has undergone a substantial ground floor extension, creating a standout open-plan breakfast kitchen, dining room and bespoke bar area-perfectly suited for entertaining and modern family life.

Set behind a spacious driveway with off-road parking for multiple vehicles and a detached garage, this home offers both practicality and premium style.

Internally, the ground floor also benefits from a separate utility room and downstairs WC, while the original living room provides a cosy retreat away from the open-plan hub.

Upstairs, you'll find three well-proportioned bedrooms and a sleek, modern family bathroom.

To the rear, the beautifully landscaped garden enjoys uninterrupted, open views-a rare find in this area. With a lawn, well-stocked borders, and decking area, it's a truly relaxing outdoor space ideal for hosting or unwinding.

This home is ready to move into and enjoy, offering a perfect blend of thoughtful design, space, and stunning surroundings.

Entrance Hall

Enter via a glazed uPVC front door into the hallway having a storage cupboard, internal doors off to the cloakroom, living room and utility room and staircase ascending to the first floor landing.

Cloakroom

Comprising a low level wc, radiator and uPVC window to side elevation.

Living Room

17' 6" max x 11' 5" max (5.33m max x 3.48m max)

uPVC windows to front and side elevations, understairs storage cupboard.

Kitchen/Dining Room

17' 4" x 12' 10" max (5.28m x 3.91m max)

Fitted with a range of wall and base units, worktops, integrated NEFF induction hob and double oven, coffee bar, sink with mixer tap, space for dishwasher, sky light/lantern, cast iron radiator and an integrated sound system. Bi-fold doors leading out to the rear garden.

Utility

8' 11" x 6' 6" (2.72m x 1.98m)

Fitted with wall and base units, a feature wash hand basin, custom shelving, radiator, uPVC window to the side and access to the rear garden via a side door.

First Floor Landing

Cast iron radiator, uPVC full height window to front and side, loft access.

Bedroom One

11' 2" x 10' 11" (3.40m x 3.33m)

Double bedroom having fitted wardrobe, radiator and uPVC window to front elevation.

Bedroom Two

12' 10" x 8' 11" (3.91m x 2.72m)

Double bedroom having radiator and uPVC window to rear and side elevations.

Bedroom Three

8' 11" x 8' 5" (2.72m x 2.57m)

Single bedroom having radiator and uPVC window to rear elevation.

Shower Room

Double shower enclosure, low level wc, wash hand basin, extractor, airing cupboard and uPVC window to side elevation.

Garage

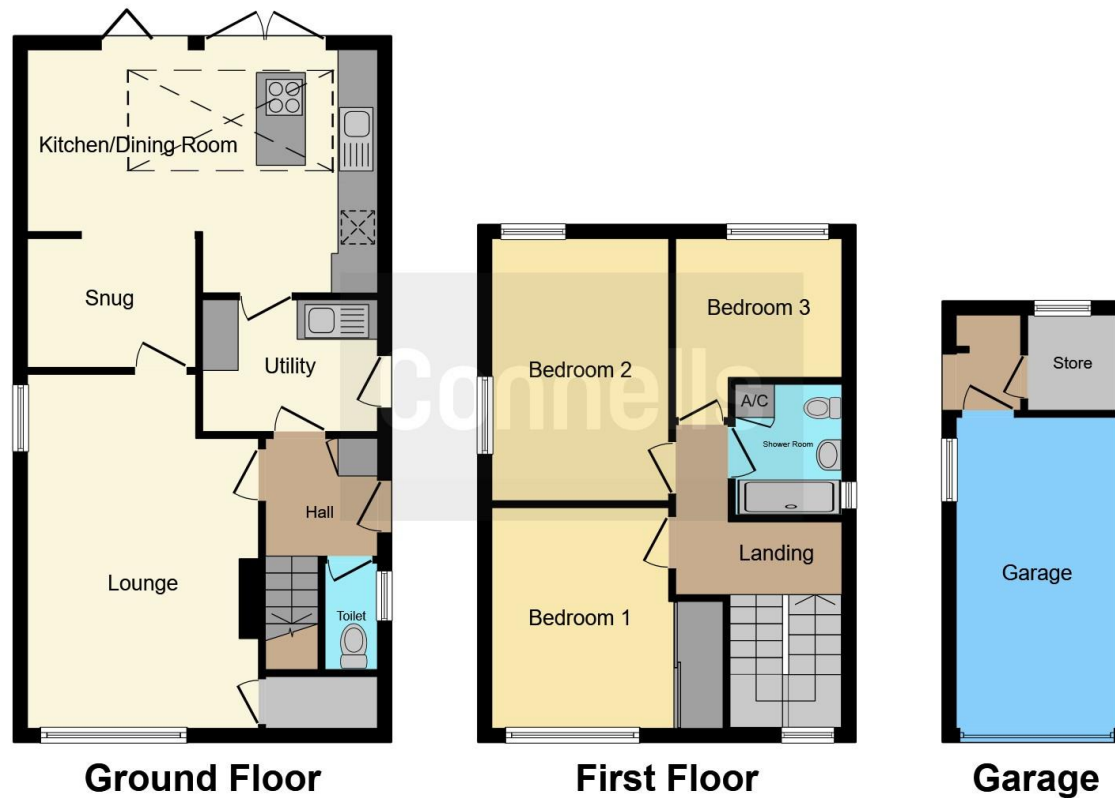
20' 4" x 8' 3" (6.20m x 2.51m)

Up and over door, light and power, uPVC window to the side and a handy store to the rear.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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T 01162 710612
E oadby@connells.co.uk

78B The Parade Oadby
 LEICESTER LE2 5BF

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 Band: C

Tenure: Freehold

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