



Connells

Johnson Close
WIGSTON



Property Description

Situated in the highly sought-after David Wilson built Wigston Fields Development, this four bedroom, executive-style detached family home offers a perfect blend of modern design and comfortable living.

Upon entering, you are welcomed by a spacious entrance hallway leading to an expansive open-plan fitted kitchen-diner, ideal for family gatherings and entertaining. The bright and airy lounge features double-glazed French doors that open directly onto the garden, creating a seamless indoor-outdoor living experience. There is also a dedicated study/office, to the front of the property, perfect for those who work from home. The ground floor also boasts, custom cabinetry and an impressive Guest WC.

The first floor comprises four generously sized double bedrooms. The main bedroom boasts stunning fitted wardrobes and a private en-suite shower room, offering a touch of luxury and privacy. A contemporary four-piece family bathroom, complete with a separate shower cubicle, serves the remaining bedrooms.

Externally, the property provides ample off-road parking for multiple vehicles and includes a garage. The rear garden offers a private outdoor space, perfect for relaxation and recreation. The property also benefits from open field views and is adjacent to designated green spaces.

This home is presented in ready-to-move-in

condition and is offered to the market with no upward chain, ensuring a smooth purchasing process.

Entrance Hall

Composite Door to Front, Luxury LVT Flooring, Radiator, Storage Cupboards

Kitchen/Dining Room

22' 8" x 13' 4" (6.91m x 4.06m)

UPVC Bay Window to Front, UPVC French Patio Doors onto Garden, Wall & Base Units, Quartz Worktops, Kitchen Island/Breakfast Bar, Plinth Heater, Tiled Backsplash, 1 & 1/2 Bowl Stainless Steel Sink, Five Ring Gas Hob, Double Extractor Hood, Double Electric Oven, Integrated Dish Washer, Integrated Fridge & Freezer, Custom Built Pantry Unit, Radiators.

Utility Room

6' 3" x 5' 2" (1.91m x 1.57m)

Composite Door onto Garden, Wall & Base Units, Space for Washing machine & Dryer, Tiled Backsplash, Extractor, Radiator

Lounge

16' 7" x 11' 10" (5.05m x 3.61m)

UPVC Windows to Side and Rear, UPVC French Patio Doors onto Garden, Media Point, Radiator, Luxury LVT Flooring

Study

9' 3" x 9' 1" (2.82m x 2.77m)

UPVC Window to Front, Luxury LVT Flooring, Radiator

Guest W.C.

UPVC Window to Side, Low Level WC, Wash Hand Basin, Radiator, Luxury LVT Flooring

Landing

Radiator, Loft Access, Airing Cupboard

Master Suite

16' 11" x 12' 2" (5.16m x 3.71m)

UPVC Windows to both Sides, Custom Fitted Furniture, TV Point, Designer Fan Light Fitting, Radiator

Master En-Suite

UPVC Window to Rear, Low Level WC, Wash Hand Basin, Double Shower Enclosure, Shaver Point, Light Up Vanity Unit, Extractor

Bedroom Two

14' 7" x 9' 3" (4.45m x 2.82m)

UPVC Winow to Front, Built in Storage Cupboard, Fitted Wardrobes, Radiator

Bedroom Three

13' 3" x 8' 9" (4.04m x 2.67m)

UPVC Window to Front, Radiator, Fitted Warobes

Bedroom Four

11' 5" x 10' 4" (3.48m x 3.15m)

UPVC Window to Rear, Radiator

Family Bathroom

UPVC Window to Front, Double End Bath w/Shower Over, Low Level WC, Wash Hand Basin, Shower Enclosure, Heated Towel Rail, Fully Tiled. Extractor

Garden

Laid to lawn, Enlosed by Masonry Wall & Timber Fencing, Side Gate Access

Garage

Up & Over Door, Light & Power









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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EPC Rating: B Council Tax
 Band: E

Tenure: Freehold

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