



Connells

The Oval
Oadby Leicester

The Oval

Oadby Leicester LE2 5JB

for sale
£750,000



Property Description

Connells Oadby are delighted to present Brooklyn, a distinguished four-bedroom detached family residence, set within an exclusive cul-de-sac in one of Oadby's most prestigious locations. Standing proudly on a 0.23-acre private plot and backing onto the scenic Brocks Hill Country Park, this home offers an exceptional blend of space, comfort, and sophistication.

Internally, the property has been thoughtfully designed to suit modern family living. The ground floor boasts three versatile reception rooms, a stylish lounge/diner with skylights, and two fully equipped kitchens-including a dedicated spice kitchen-alongside a separate utility room, pantry, and a ground floor shower room. Each space is finished with a keen eye for detail, blending practicality with elegance.

Upstairs, four generous double bedrooms are beautifully appointed, with built-in wardrobes to three rooms, and all served by a contemporary four-piece family bathroom. The principal rooms enjoy an abundance of natural light, further enhancing the sense of space and refinement.

Externally, the property impresses at every turn, with an in-and-out gated driveway, a substantial detached double garage, and landscaped gardens that enjoy privacy and maturity. The rear garden is a true retreat-perfect for entertaining, relaxing, or simply enjoying the peaceful backdrop of open countryside.

Rarely does a property of this calibre, with such a commanding plot and sought-after position, come to market.

Entrance Hallway

Entrance door, tiled floor, radiator, door to useful storage cupboard, understairs cupboard, living room, family room and fitted kitchen. Stairs rising to first floor landing.

Living Room

14' 9" x 12' (4.50m x 3.66m)

Upvc double glazed patio doors with large windows to front aspect creating a bright & airy room, radiator, a feature gas fireplace provides a great focal point.

Family Room

14' 10" x 14' 3" (4.52m x 4.34m)

Upvc double glazed bay window to front aspect, coving to ceiling, laminate flooring, radiator, gas fireplace.

Dining Room

23' 3" x 9' 10" (7.09m x 3.00m)

Spacious enough for a large table with furniture to match and direct access to the kitchen. Tiled floor, four skylights, Upvc double glazed windows and doors at both ends of the room.

Fitted Kitchen

22' 8" x 10' (6.91m x 3.05m)

Fitted with a range of wall and base level units with worksurfaces over, rangemaster

gas cooker with extractor hood over, sink unit with mixer bowl, drainer and swan neck mixer tap. Space for American fridge/freezer, two Upvc double glazed windows to rear aspect, 2x radiators, tiled floor and ceiling spotlights.

Spice Kitchen

13' 11" x 7' 1" (4.24m x 2.16m)

Fitted with a range of wall and base level units with worksurfaces over, built-in oven and 4 ring gas hob with extractor hood over. Stainless steel sink with mixer tap. Upvc double glazed door and window to rear aspect, tiled floor. Doors to ground floor shower room, pantry and utility room.

Shower Room

Fitted with a three piece suite comprising of shower cubicle with tiled surround, vanity wash hand basin and low flush W.C. Tiled floor, chrome towel radiator.

Utility Room

7' 10" x 5' 8" (2.39m x 1.73m)

Plumbing for washing machine, space for tumble dryer, tiled flooring, radiator, wall mounted gas boiler, Upvc double glazed window to side.

Landing

A light and airy space having Upvc double glazed window to front aspect, radiator. Doors to bedrooms and family bathroom.

Bedroom One

14' x 17' 1" (4.27m x 5.21m)

Upvc double glazed bay window to front aspect, laminate flooring, radiator, fitted with a

range of fitted wardrobes.

Bedroom Two

14' 8" x 12' 1" (4.47m x 3.68m)

Upvc double glazed window to front and side aspect, laminate flooring, radiator.

Bedroom Three

11' 5" x 10' 10" (3.48m x 3.30m)

Upvc double glazed window to side aspect, laminate flooring, radiator, fitted wardrobes.

Bedroom Four

11' 9" x 7' 11" (3.58m x 2.41m)

Upvc double glazed window to rear aspect, laminate flooring, radiator, fitted wardrobes.

Family Bathroom

Fitted with a four piece white suite comprising of bath with shower tap, shower cubicle, low flush W.C, vanity wash hand basin, Upvc double glazed window to rear aspect, tiled splashback and tiled floor, radiator, ceiling spotlights.

Outside

The sizeable gardens to the rear are enclosed with mature trees surrounding the fenced plot. Low maintenance lawn lays next to a generous patio area and the north-east-facing plot is full of sunshine. Tarmac in-out gated driveway to front aspect leading to double detached garage.

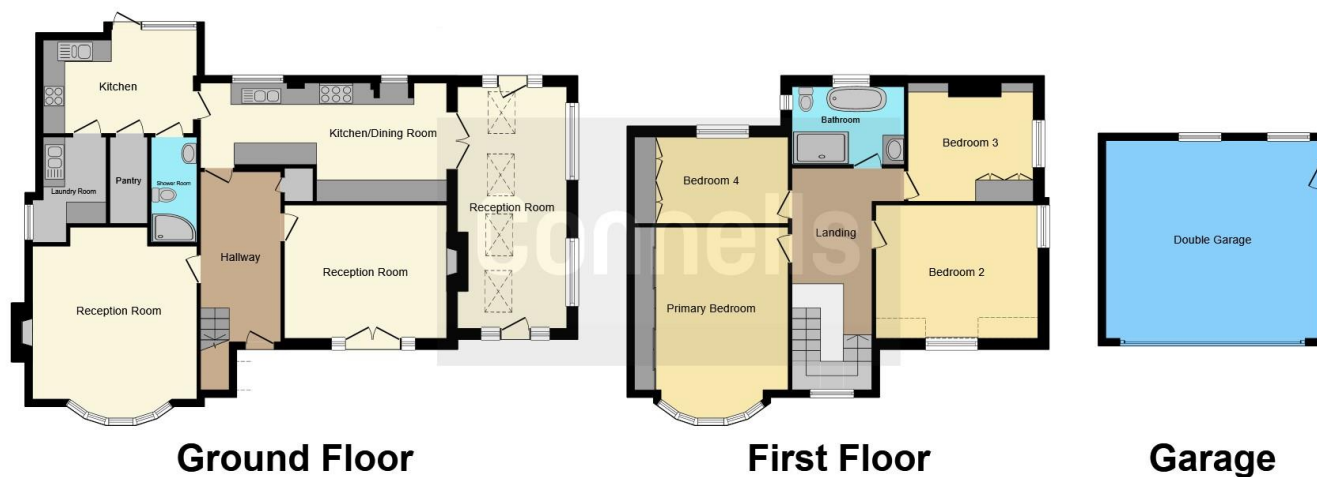
Detached Double Garage

Up and over door to front, windows to rear and personnel door to side.









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: D Council Tax
 Band: G

Tenure: Freehold

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