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Connells

Gwendoline Drive
Countesthorpe Leicester



Property Description

Countesthorpe is a large village and civil parish in the Leicestershire district of Blaby. The village boasts its own church which still has the 14th century tower. The village has public houses, two small supermarkets and an award winning Indian restaurant. Countesthorpe provides schooling for all ages with Greenfield Primary and Countesthorpe Academy.

This three bedroom property is being offered to the market with no onward chain. The property is situated in the sought after location of Countesthorpe and viewing is highly recommended.

Entrance Hall

With a door to the front of the property, stairs rising to the first floor and central heating radiator.

Lounge/ Dining Room

23' 10" to patio doors x 13' 3" (7.26m to patio doors x 4.04m)

With a double glazed window to the front of the property, two central heating radiators and double glazed French doors to the rear of the property..

Kitchen

19' 5" x 10' 7" (5.92m x 3.23m)

Fitted with wall and base units, work surfaces housing the sink drainer, splashback tiling, breakfast bar, electric oven and hob with cooker hood over, plumbing for a washing machine, space for a fridge freezer and double glazed window to the rear of the property.



First Floor Landing

With stairs rising from the ground floor, airing cupboard with emersion and shelving and a double glazed window to the side of the property.

Bedroom One

13' 4" max x 12' 8" max (4.06m max x 3.86m max)

With a double glazed window to the front of the property and central heating radiator.

Bedroom Two

13' 4" into recess x 10' 10" (4.06m into recess x 3.30m)

With a double glazed window to the rear of the property, double built in wardrobes and central heating radiator.

Bedroom Three

7' 3" x 6' 5" (2.21m x 1.96m)

With a double glazed window to the front of the property

Family Bathroom

There is a bath with shower over, wash hand basin, wc, partly tiled walls and an obscure double glazed window to the rear of the property.

Outside

At the front of the property there is a garden with mature plants.

A driveway at the side leads to the garage.

The rear garden has a patio area, lawn, borders with mature shrubs and fenced borders.

Garage

With an up and over door, power and light.









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

To view this property please contact Connells on

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view this property online connells.co.uk/Property/BLA306522

directions to this property:

Proceed out of Blaby along Sycamore Street which becomes Winchester Road towards the village of Countesthorpe. Turn left onto Cosby Road and continue along onto Station Road. Turn left onto Gwendoline Drive where the property is located.

EPC Rating: D

Tenure: Freehold



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.

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