



Connells

Windermere Drive
Croft Leicester



Property Description

Croft village is situated to the South West area of Leicester. It is situated off the old Fosse Way and has the river soar running through. Croft Hill stands 128m high and stands out as an isolated landmark almost at the physical centre of England. There is a local primary school, parish church, public house and a selection of shops.

This four bedroom detached property would make an ideal family home. Situated on a cul-de-Sac location the property is spacious throughout and viewing is highly recommended to appreciate the size of the accommodation on offer, Being offered to the market with no onward chain call now to view.

Porch

With a double glazed door to the front of the property and storage cupboard.

Entrance Hall

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

Cloakroom

There is a wc, wash hand basin and window to the side of the property.

Study

11' 11" x 8' 7" (3.63m x 2.62m)

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

Lounge

16' 11" x 15' 2" (5.16m x 4.62m)

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

15' 2" x 9' 7" (4.62m x 2.92m)

Fitted with wall and base units, work surfaces housing the sink drainer, splashback tiling, space for an oven, cooker hood, central heating radiator and double glazed window to the rear of the property.

Utility Room

There are wall and base units, work surfaces, double glazed window to the side and door to the side of the property.

First Floor Landing

With stairs rising from the ground floor, loft access and double glazed window to the front of the property.

Bedroom One

15' x 9' 7" (4.57m x 2.92m)

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

Bedroom Two

9' 11" x 9' 6" (3.02m x 2.90m)

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

Bedroom Three

10' 3" x 8' 9" (3.12m x 2.67m)

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

Bedroom Four

11' 9" x 7' 1" (3.58m x 2.16m)

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

Family Bathroom

There is a suite comprising of: bath with mixer taps, wash hand basin and a wc. Tiled walls, heated chrome towel radiator and double glazed window to the side of the property.

Outside

At the front of the property there is a driveway providing off road parking and leads to the garage.

The rear garden has a lawn, patio area, mature shrubs and timber fencing.

Garage

18' 1" x 10' 6" (5.51m x 3.20m)

With an up and over door, power and lighting and a double glazed window to the side.









Ground Floor



First Floor

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 0116 247 7477
E blaby@connells.co.uk

8-10 Leicester Road BLABY
LEICESTER LE8 4GQ

view this property online connells.co.uk/Property/BLA309274

directions to this property:

Approach the village of Croft via Coventry Road and turn right onto Arbor Road. Turn right onto Windermere Drive where the property is located.

EPC Rating: C

Tenure: Freehold



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