



The Chestnuts

Countesthorpe Leicester LE8 5TL

for sale
£300,000



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 well presented three bedroom semi-detached property is situated in the sought after location of Countesthorpe. The property is being marketed with no onward chain. Viewings is highly recommended to appreciate the accommodation has to offer.

Entrance Porch

With a door to the front and door to the hallway.

Hallway

With a composite door from the porch and central heating radiator.

Lounge

15' 9" x 13' 8" (4.80m x 4.17m)

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

Conservatory

9' 8" x 7' 7" (2.95m x 2.31m)

A upvc construction with doors leading out to the garden.

Kitchen/Diner

19' 2" x 11' 3" (5.84m x 3.43m)

Fitted with wall and base units, work surfaces housing the stainless steel sink drainer, splashback tiling, breakfast bar, electric oven, gas hob with cooker hood, pantry cupboard, central heating radiator, double glazed window to the rear and French doors to the rear garden.

Utility Room

10' x 8' (3.05m x 2.44m)

Fitted with wall and base units, work surfaces, plumbing for a washing machine, double glazed window to the rear and door to the rear garden.

First Floor Landing

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

Bedroom One

11' 11" x 11' 10" (3.63m x 3.61m)

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

Bedroom Two

12' max x 8' 11" (3.66m max x 2.72m)

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

Bedroom Three

8' 4" x 6' 11" (2.54m x 2.11m)

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

Shower Room

There is a shower cubicle, wash hand basin in a vanity unit, wc, partly tiled walls, under floor heating, heated towel radiator and double glazed window to the rear of the property.

Outside

At the front of the property there is a driveway providing off road parking.

The rear garden has a lawn, flower beds with mature shrubs and timber fenced borders.

Garage

15' 8" x 8' 3" (4.78m x 2.51m)

With an up and over door, power and lighting.









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

T 0116 247 7477
E blaby@connells.co.uk

8-10 Leicester Road BLABY
 LEICESTER LE8 4GQ

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 which continues onto Station Road turning left onto Gwendoline Drive and third left onto The Chestnuts where the property is located and can be identified by our Connells For Sale board.

EPC Rating: C Council Tax
 Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/BLA309562



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