



Aldeby Close
Enderby Leicester

Connells

Aldeby Close Enderby Leicester LE19 2BA

for sale
£325,000



Property Description

Enderby is a small village to the South West of Leicester. The village's name means 'farm/settlement of Eindrithi'. The course of the Fosse Way Roman road passes through the parish. Near St John's is the deserted village of Aldeby by the River Soar. The local schools are Danemill Primary school and Brockington College. It is within easy reach of Fosse Shopping Park, Grove Park and the M1/M69 motorway network. The village centre has a newsagents, petrol station, florists, beauty salon, delicatessen, library, cafe, bookmakers, and hand car wash. There is a leisure centre with swimming pool, gym, squash courts and sports hall for badminton and 5-a-side football. There is also a nine-hole pay-and-play golf course. The head office of clothing retailer Next is located in Enderby.

This spacious four bedroom property would make an ideal family home. Situated in a cul-de-sac location and backing onto Jubilee Park, viewing is highly recommended to appreciate everything this property has to offer.

Entrance Hall

With a door to the front of the property.

Kitchen/ Breakfast Room

19' x 11' 5" (5.79m x 3.48m)

Fitted with wall and base units, work surfaces housing the sink drainer, splashback tiling, breakfast bar area, oven and hob with cooker hood over, space for a fridge freezer, central heating radiator, double doors through to the lounge and two double glazed windows to the front of the property.

Utility Room

There is plumbing for a washing machine, central heating radiator and double glazed window to the front of the property.

Cloakroom

There is a wc, wash hand basin, central heating radiator and double glazed window to the side of the property.

Sitting Room

14' 6" x 10' 3" (4.42m x 3.12m)

Accessed off the kitchen there is double glazed French doors to the rear of the property and a central heating radiator

Lounge/ Dining Area

23' 3" x 21' 1" (7.09m x 6.43m)

There is a double glazed window and double glazed French doors to the rear of the property, central heating radiator and two skylight windows. The dining area has a vertical radiator.

First Floor Landing

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

Bedroom One

15' 1" max x 14' 10" max (4.60m max x 4.52m max)

There are double doors to the rear of the property with a Juliet balcony, central heating radiator and door to the en-suite.

En-Suite

With a double glazed window to the front of the property, shower cubicle, wash hand basin in a vanity unit, wc and central heating radiator.

Bedroom Two

12' 11" x 11' 3" (3.94m x 3.43m)

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

Bedroom Three

10' 8" x 8' (3.25m x 2.44m)

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

Bedroom Four

9' 10" x 7' 5" (3.00m x 2.26m)

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

Family Bathroom

There is a bath with mixer taps and shower over, wash hand basin, wc, fully tiled walls and central heating radiator.

Outside

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

The rear garden has a patio area, lawn. fencing to the sides and views of Jubilee Park to the rear.

Outhouse

18' 5" x 9' 3" (5.61m x 2.82m)

With 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

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directions to this property:

Proceed out of Blaby along Enderby Road, proceed straight over the roundabout and at the Foxhunter roundabout turn right into Trinity Road, second right into Aldeby Close where the property is located.

EPC Rating: C Council Tax
 Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/BLA309591



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