



Connells

Oak Road
Desford Leicester



Property Description

A three-bedroom semi-detached property with off road parking sitting in a highly desirable area in Desford on a very quiet estate with amenities within walking distance. Also having easy access to the A47 towards Leicester as well as Hinckley.

The accommodation comprises entrance hall, lounge/diner, kitchen and guest cloakroom to the ground floor, three bedrooms and wet room to the first floor. The property benefits from double glazing, gas fired central heating, tarmac driveway and good sized rear garden.

The property is offered for sale with wheelchair lift and stairway lift but can be removed by the vendor prior to a sale if required.

Entrance Hallway

7' 1" x 4' 10" (2.16m x 1.47m)

Having double glazed door and window to the front elevation, radiator, tiled flooring, stairway with lift off to the first floor and access to all accommodation.

Lounge

19' 2" x 12' (5.84m x 3.66m)

Having double glazed window to the front and rear elevation, radiator, laminate flooring, coving to ceiling and wheelchair lift.

Kitchen

13' 9" x 9' 3" (4.19m x 2.82m)

Having fitted cupboards, base units and work surfaces, breakfast bar, sink and drainer, tiled splashback surround, gas hob with extractor hood over, appliance recess points, two storage cupboards, tiled flooring, coving to ceiling, double glazed window to the side and rear elevation. Double glazed door to rear garden. Access through to cloakroom.

Cloakroom

4' 11" x 2' 8" (1.50m x 0.81m)

With hand wash basin and WC, lino flooring and double glazed window to the rear elevation.

First Floor Landing

13' 11" x 3' 1" (4.24m x 0.94m)

Double glazed window to side. Giving access to the first floor accommodation.

Bedroom 1

13' 5" x 9' 10" (4.09m x 3.00m)

Having double glazed window to the front elevation, radiator, wheelchair lift, fitted wardrobe and carpet flooring.

Bedroom 2

15' 1" x 8' 11" (4.60m x 2.72m)

Having double glazed window to the rear elevation, radiator and carpet flooring.

Bedroom 3

9' 10" x 6' 5" (3.00m x 1.96m)

Having double glazed window to the front elevation, radiator, cupboard and carpet flooring.

Wet Room

5' 5" x 7' 10" (1.65m x 2.39m)

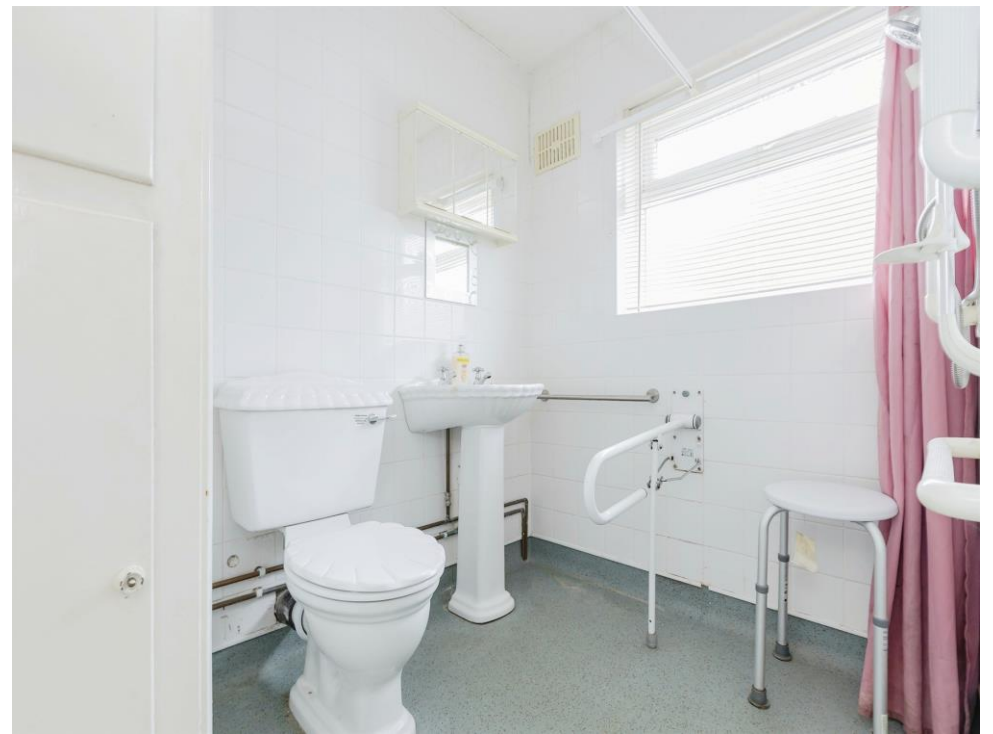
Comprising shower, pedestal hand wash basin and WC, tiling to walls and waterproofed flooring, airing cupboard and double glazed window to the side elevation.

To The Outside

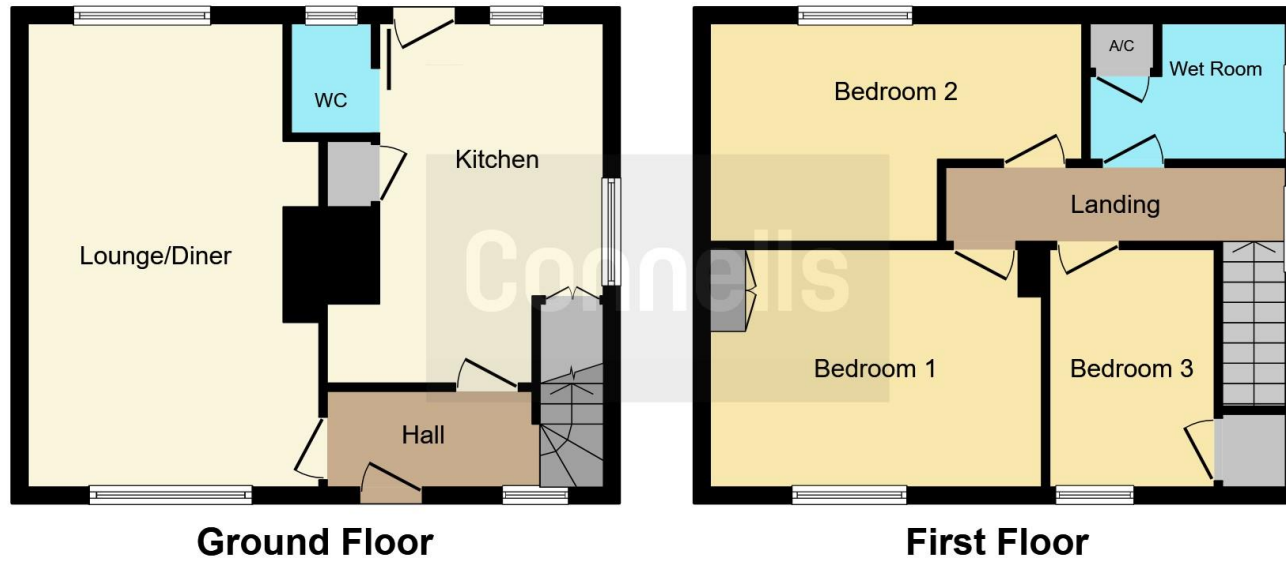
To the front of the property, there is a good size driveway for off road parking and pathway to side leading to the rear garden.

The good sized rear garden has wheelchair access ramp with railing leading to a patio area with iron railing, wall mounted sun canopy and two timber sheds. Steps with railing lead down to a mainly laid to lawn garden with greenhouse, fenced perimeter and shrubbery borders.









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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EPC Rating: D

Tenure: Freehold

view this property online connells.co.uk/Property/HIN311674



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