



Connells

Mountfield Road
Earl Shilton Leicester

Mountfield Road Earl Shilton Leicester LE9 7LW

for sale
£187,500



Property Description

Located in the charming and well-connected town of Earl Shilton, offers a peaceful residential setting ideal for families, professionals, and retirees. This property benefits from a welcoming community atmosphere while remaining within easy reach of larger towns and cities.

Earl Shilton is a thriving town with a range of local amenities, including shops, supermarkets, cafes, and traditional pubs. Nearby Hinckley offers a broader selection of retail and leisure facilities, including The Crescent shopping complex, cinemas, and restaurants. Families will appreciate the choice of well-regarded schools and nurseries in the area, making it a great choice for those with children.

Transport links are excellent, with the A47 providing direct routes to Leicester and Hinckley, while the M69 and M1 motorways offer connections to Coventry, Birmingham, and beyond. For public transport, regular bus services make commuting and travel convenient.

Outdoor enthusiasts will enjoy the nearby countryside and green spaces, including parks and nature trails, perfect for walking, cycling, and family outings. The area also benefits from local sports and leisure facilities, contributing to its active and friendly community vibe.

Ground Floor

Hallway

Lounge

13' x 12' 5" (3.96m x 3.78m)

With carpet floor, ornamental fireplace and a bay-window to the front.

Kitchen/Dining Room

16' 3" x 15' 2" (4.95m x 4.62m)

Fully fitted kitchen with a range of wall and base units, sink unit with window over, with dining area and understairs storage.

First Floor

Bedroom 1

11' 4" x 12' 11" (3.45m x 3.94m)

With window to the front.

Bedroom 2

11' 7" x 9' 6" (3.53m x 2.90m)

With window to the rear.

Bathroom

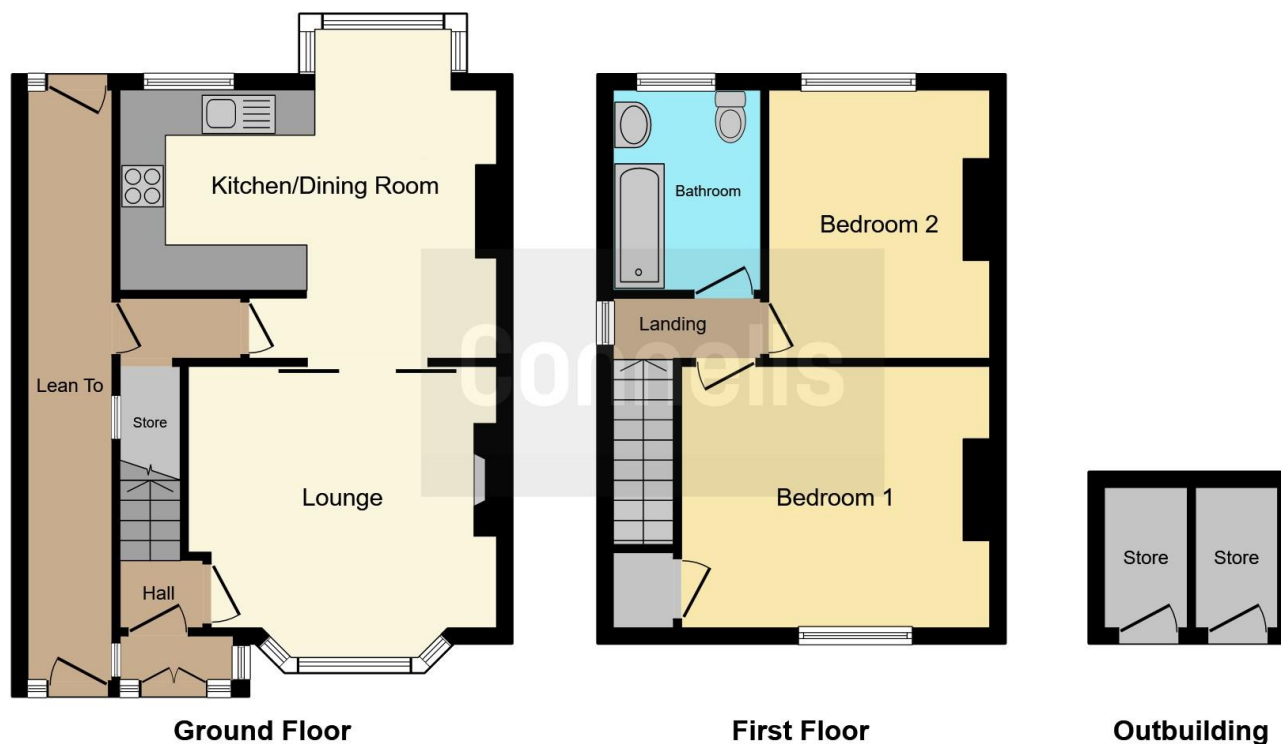
8' 5" x 6' 5" (2.57m x 1.96m)

Having a bath with shower over, wash hand basin and toilet.









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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88 Castle Street
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EPC Rating: E Council Tax
 Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/HIN312843



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