



Connells

Russet Close
Market Harborough

Russet Close Market Harborough LE16 7JA

for sale offers over
£400,000



Property Description

Situated in the desirable town of Market Harborough, offers a fantastic residential setting with a blend of modern convenience and a welcoming community atmosphere. This location is ideal for families, professionals, and retirees looking for a well-connected and vibrant place to live.

Market Harborough is a thriving market town known for its excellent amenities, independent shops, cafes, and restaurants. The town centre is just a short distance away, offering supermarkets, high-street retailers, and leisure facilities, including a theatre, gym, and parks. The area also boasts a range of highly regarded schools, making it a great choice for families.

Transport links are excellent, with Market Harborough railway station providing direct train services to London St Pancras, Leicester, and Nottingham. The A6 and A14 offer easy road access to Leicester, Kettering, and Northampton, making commuting simple.

For outdoor enthusiasts, nearby Welland Park and the surrounding countryside provide fantastic walking and cycling opportunities, while local golf courses and sports clubs offer additional leisure activities.

With its strong transport connections, excellent amenities, and friendly community, the property presents a wonderful opportunity for comfortable and convenient living in Market Harborough.

Ground Floor

Lounge

10' 5" x 16' 7" (3.17m x 5.05m)

With a bay-window to the front, radiator and fireplace.

Dining Room

10' x 10' (3.05m x 3.05m)

With sliding door to the rear garden & radiator.

Kitchen

9' 1" x 14' 3" (2.77m x 4.34m)

Fully fitted kitchen with a range of wall and base units, built in oven and hob, sink unit with window over, plumbing for washing machine and a breakfast bar area.

Cloakroom

With wash hand basin and toilet.

First Floor

Bedroom 1

11' 9" x 11' 5" (3.58m x 3.48m)

With carpet floor, window to the front and built in good-sized mirrored wardrobe.

Bedroom 2

10' 4" x 10' 10" (3.15m x 3.30m)

With carpet floor and window to the front.

Bedroom 3

9' 1" x 9' 1" narrowing to 7' 3" (2.77m x 2.77m narrowing to 2.21m)

With carpet floor and window to the rear.

Bedroom 4

8' 1" x 12' 5" (2.46m x 3.78m)

With carpet floor and window to the rear.

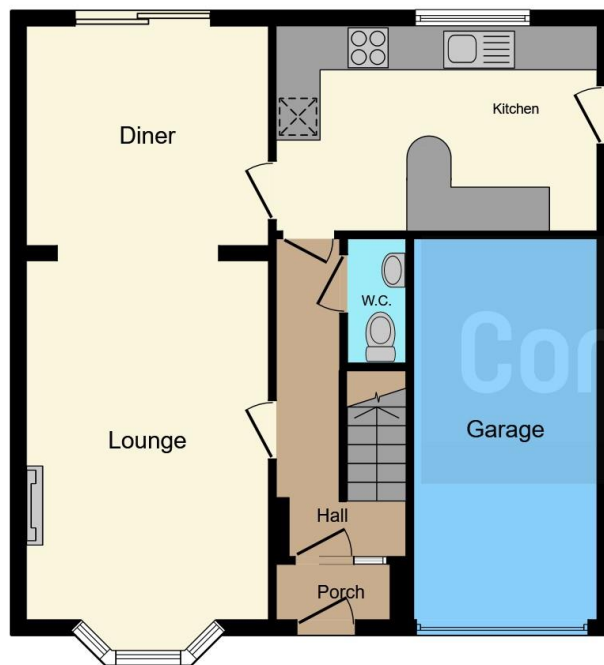
Bathroom

Good-sized bathroom with a bath, wash hand basin, window to the rear, toilet and towel rail.









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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EPC Rating: Awaited

Tenure: Freehold

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Property Ref: MKH307964 - 0004