

The Houghton Chiswell Drive, Coalville LE67 3JX



welcome to

The Houghton Chiswell Drive, Coalville

THE HOUGHTON - A fabulous three bedroom semi-detached house located on this new development in Coalville offering entrance hallway, lounge, kitchen and dining area, ground floor wc and utility room, three bedrooms, en-suite to master bedroom and family bathroom













Entrance Hall

Lounge

15' 11" x 12' 5" (4.85m x 3.78m)

Dining Area

11' 2" x 7' 6" (3.40m x 2.29m)

Kitchen Area

11' 2" x 8' 2" (3.40m x 2.49m)

Utility Room

6' x 5' 11" (1.83m x 1.80m)

W C

First Floor Landing

Bedroom One

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

En-Suite

Bedroom Two

9' 10" x 8' 11" (3.00m x 2.72m)

Bedroom Three

11' 2" x 6' 3" (3.40m x 1.91m)

Bathroom

Agents Note

Images and floorplans are illustrative, subject to change and may show features that are available as optional extras. Please speak to your sales consultant for further information.





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- Move In For Christmas
- Semi-Detached
- Three Bedrooms
- En-Suite
- Off Road Parking

Tenure: Freehold EPC Rating: Exempt

£265,000







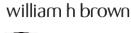


Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/LHS118777



Property Ref: LHS118777 - 0004 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.





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