



**Atherstone Road, Loughborough**

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## **Atherstone Road, Loughborough**

**\*\*FOR SALE\*\*** This two-bedroom semi-detached bungalow within a desirable location and occupies a well-proportioned plot in Loughborough.

### **Entrance**

Entrance to the property is via a upvc double glazed porch on the side and into the entrance hallway. The hallway is carpeted and has doors to all rooms and a storage cupboard.

### **Lounge**

12' 4" x 14' 10" ( 3.76m x 4.52m )

The lounge has a upvc bay window to the front elevation, a upvc double glazed window to the side elevation, a gas fireplace, a radiator and carpeted flooring.

### **Kitchen Diner**

9' 8" x 6' 6" ( 2.95m x 1.98m )

The kitchen diner has carpeted flooring, a upvc double glazed window to the rear and side elevations, space and plumbing for a washing machine, space for fridge freezer and cooker, space for wall and base units, a radiator, space for a dining table and chairs and a door leading to French doors that open onto the rear garden.

### **Bedroom One**

14' 10" x 10' 5" ( 4.52m x 3.17m )

Bedroom one has upvc double glazed windows to the front and rear elevations, carpeted flooring and a radiator.

### **Bedroom Two**

11' x 11' ( 3.35m x 3.35m )

Bedroom two has a upvc double glazed window to the rear elevation, carpeted flooring and a radiator.

### **Bathroom**

The bathroom has a three-piece suite comprising of panel bath with shower over and shower screen. grab rails, pedestal hand wash basin and a low level wc. The bathroom has a upvc double glazed frosted window to the side elevation, vinyl flooring and a radiator.

### **Outside**

To the front of the property there is a garden laid to lawn, double gates leading to the rear garden and a block paved driveway providing ample offroad parking. To the rear of the property there is a patio seating area, large shed and garden that is laid to lawn and fenced to all boundaries,





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## **Atherstone Road, Loughborough**

- Semi-Detached Bungalow
- Two Well-Proportioned Bedrooms
- Lounge
- Kitchen Diner
- Family Bathroom

Tenure: Freehold EPC Rating: D

Council Tax Band: C

**£240,000**



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](http://www.focalagent.com)

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Property Ref:  
LBH115181 - 0004

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