



**Healy Close, Sileby**

**welcome to**

## **Healy Close, Sileby**

LAST PLOT REMAINING ON THIS EXCELLENT DEVELOPMENT! A brand new three-bedroom semi-detached home offering contemporary living in the popular Charnwood village of Sileby. Call in to arrange a viewing and avoid missing out on the last plot!

### **Entrance Hall**

Entering the property through the front door leads you into the hallway with a door to the ground floor w/c, double glazed window to the side elevation.

### **Ground Floor Wc**

The ground floor w/c has a two-piece suite comprising low level w/c and a wash hand basin with a double-glazed window to the front elevation

### **Open Plan Kitchen Lounge Diner**

The lounge area has a double-glazed window to the front elevation, television aerial point and an openreach connection point.  
The kitchen has a modern range of wall and base units with roll edge work surfaces over, fitted with a range of integrated appliances such as dishwasher, fridge freezer, cooker, cooker hood and plumbing for a washing machine, space for a dining table, double glazed window to the rear elevation, French doors leading out to the rear garden, door to an understairs storage cupboard.

### **First Floor Landing**

The First Floor Landing has stairs rising from the ground floor, a storage cupboard, doors to all bedrooms and the bathroom.

### **Bedroom One**

10' 11" x 11' 5" ( 3.33m x 3.48m )  
Bedroom one has a double-glazed window to the front elevation and radiator.

### **Bedroom Two**

11' 1" x 10' 11" ( 3.38m x 3.33m )  
Bedroom two has a double-glazed window to the rear elevation and radiator.

### **Bedroom Three**

7' 8" x 7' 3" ( 2.34m x 2.21m )  
Bedroom three has a double-glazed window to the front elevation and radiator.

### **Bathroom**

The bathroom has a fitted three-piece suite comprising low level w/c, wash hand basin and bath with shower over, radiator and double-glazed window to the rear elevation.

### **Outside**

Each property has a driveway providing ample off-road parking for two vehicles and a pathway to the front door.  
To the rear is a private enclosed garden, mainly laid to lawn, patio seating area and is fenced and enclosed to boundaries.





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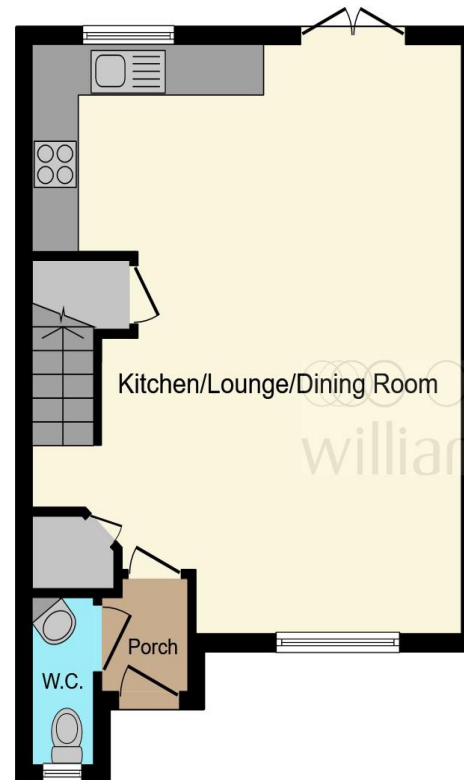
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## Healy Close, Sileby Loughborough

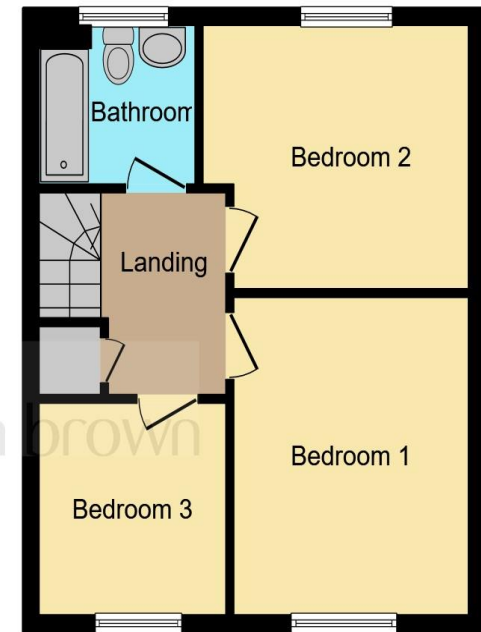
- LAST REMAINING PLOT
- Underfloor Heating to the Ground Floor
- Fully Fitted Kitchen with Integrated Appliances
- Ground Floor WC plus Two Additional Storage Cupboards
- Carpets, Tiles and Kamdean Flooring included as standard

Tenure: Freehold EPC Rating: B

**£280,000**



**Ground Floor**



**First Floor**

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.

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Property Ref:  
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