





Alexanders

Newbold Road

Desford

- Imposing Victorian family house constructed in 1885
- Six bedroom home laid over three floors
- Gorgeous high ceilings, wooden floors and ornate fireplaces
- Accommodation in excess of 2250 square feet
- Tastefully modern kitchen with fitted integrated appliances
- Magnificent rear landscaped gardens
- Private driveway to the side providing ample parking
- Double garage with loft room above
- EPC Rating D / Council Tax Band E / Freehold

General Description

Alexanders Market Bosworth are favoured to introduce to the market 'Moorewood House'. An imposing Victorian family house constructed in 1885, located in the heart of the old village of Desford.

Accommodation

This fine period property is a classic example of Victorian grandeur with its large proportions, high ceilings, wooden floors and ornate fireplaces. Laid across three floors, expect to find beautifully maintained accommodation in excess of 2250 square feet to comprise: Entrance hall, a thoughtfully presented sitting room, spacious kitchen, utility, WC, an elegant dining room and living room to the ground floor. On the first floor are four large double bedrooms and a stylish family shower room. A further two large double bedrooms and second shower room are located on the second floor. The property occupies an impressive plot with magnificent, landscaped gardens boasting a number of seating areas, established borders and fruit trees. There is also a private driveway to the side providing ample parking and a double garage with loft room above.





Alexander

Location

The property is located in a prominent position on Manor Road in the historic centre of the sought-after village of Desford which has an array of shops, pubs and eateries along with primary and secondary schooling including Bosworth Academy, an Ofsted 'outstanding' secondary school and excellent commuter links.

Viewings

Viewing strictly by appointment only via sole selling agent, Alexanders of Market Bosworth, 7 Main St, Market Bosworth, Nuneaton CV13 0JN

Tenure

Freehold.

Services

We are advised that mains gas, electricity, water, and drainage are connected.

Local Authority

Hinckley and Bosworth Borough Council, Hinckley Hub, Rugby Road, Hinckley LE10 0FR. Council Tax Band E.

Measurements

Every care has been taken to reflect the true dimensions of this property, but they should be treated as approximate and for general guidance only.

Money Laundering

Where an offer is successfully put forward, we are obliged by law to ask the prospective purchaser for confirmation of their identity. This will include production of their passport or driving licence and recent utility bill to prove residence. Prospective purchasers will also be required to have an AML search conducted at their cost. This evidence and search will be required prior to solicitors being instructed.

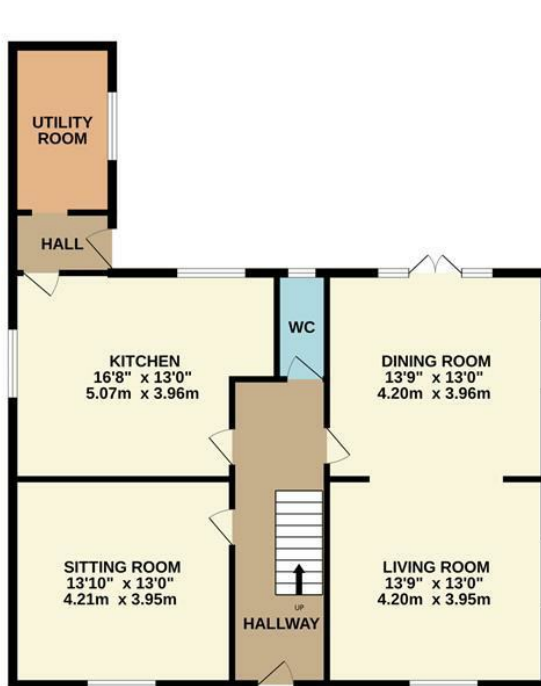
General Note

These particulars whilst believed to be accurate set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on these particulars of sale as a statement of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this agents employment has the authority to make or give any representation or warranty in respect to the property.

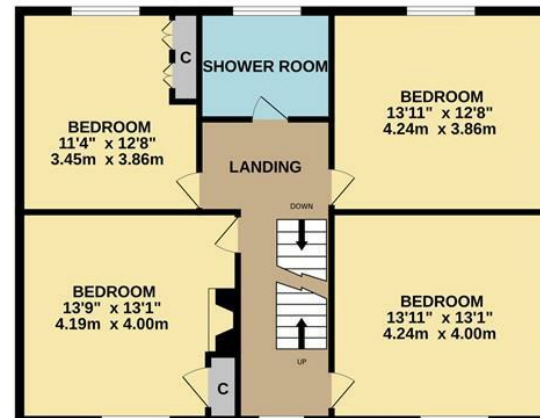
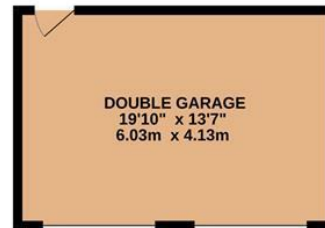




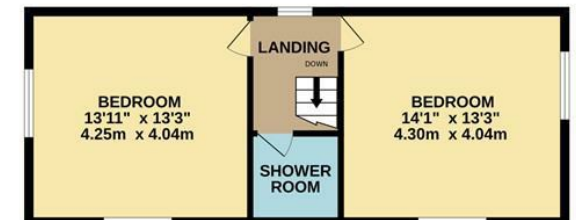
GROUND FLOOR



1ST FLOOR



2ND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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So can you.

Alexanders
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