

FOR SALE



Abbey
Lettings & Sales



Waterman Drive

Leicetser, LE2 8BX

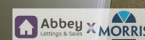
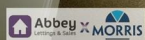
£319,750



5% Towards Your Deposit!! Step into the future of living with this remarkable new build by Morris Home. It is a exquisite 3 bedroom semi-detached corner property that redefines modern elegance. Situated in a prime location, this home offers a harmonious blend of style, functionality, and convenience, setting the standard for contemporary living.

The property comprises of entrance hall, lounge, kitchen/diner, WC and utility room. To the first floor there are three bedrooms, an ensuite and a bathroom. The property also offers double glazed windows, gas central heating and a rear garden.

This stunning 3 bedroom semi-detached property by Morris Homes is a true masterpiece of modern living. Don't miss the opportunity to make this exceptional residence your own. Contact us today to arrange a viewing and discover the unparalleled luxury of Morris Homes living.



Entrance Hall

Radiator, stain free select carpeted flooring, upgraded light fittings, alarm control system, doors leading to the front of the property, lounge, kitchen/diner and stairs leading to landing and first floor.

Lounge 16'3" x 14'6" (4.957* x 4.438*)

Two radiators, stain free select carpeted flooring, three double glazed windows, blinds, upgraded light fittings, TV point and door leading to the entrance hall.

Kitchen/Diner 9'4" x 15'6" (2.850 x 4.725)

Luxury vinyl flooring and a stunning new fitted kitchen comprising base and wall units, blinds, upgraded light fittings, worktop, sink and drainer, Franke mixer tap over, integrated fridge/freezer, dishwasher, gas hob, oven, extractor fan, radiator, double glazed window and doors leading to entrance hall and utility room and patio doors to rear garden.

Utility Room 8'2" x 6'2" (2.500* x 1.890*)

Luxury vinyl flooring, base and wall units, worktop, sink and drainer, Franke mixer tap over, washing machine, upgraded light fittings, radiator and doors leading to rear garden and kitchen/diner.

WC 4'9" x 6'1" (1.450 x 1.875)

Radiator, luxury vinyl flooring, light fittings, villeroy and boch suite comprising of pedestal wash hand basin and low level flush toilet.

Stairs & Landing to 1st Floor

Bedroom 1 16'6" x 12'0" (5.050* x 3.670*)

Double glazed window, Hammonds fitted wardrobe, upgraded light fittings, radiator, TV point and stain free select carpeted flooring.

Ensuite 5'3" x 6'2" (1.601* x 1.880*)

Double glazed window, light fittings, villeroy and boch bathroom suite comprising of walk in shower, wash hand basin, low level flush toilet, radiator and vinyl flooring.

Bedroom 2 9'6" x 7'6" (2.900 x 2.300)

Double glazed window, upgraded light fittings, radiator and stain free select carpeted flooring.

Bedroom 3 9'6" x 7'6" (2.900* x 2.300*)

Double glazed window, upgraded light points, radiator and stain free select carpeted flooring.

Bathroom 8'8" x 8'8" (2.655* x 2.647*)

Double glazed window, radiator, light fittings, luxury vinyl flooring, villeroy and boch bathroom suite comprising of bath with electric shower over, wash hand basin and a low level flush toilet.

Externally

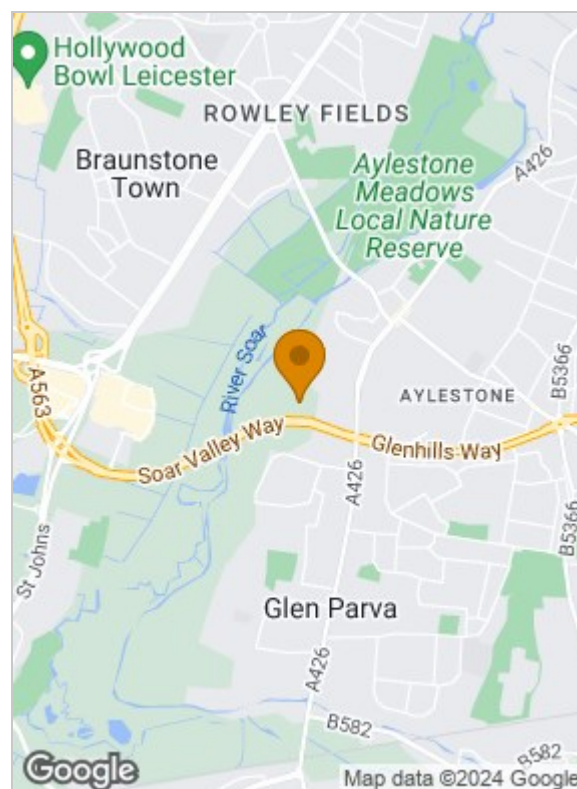
To The Front Of The Property

Slabbed path to the front door and two allocated car parking spaces.

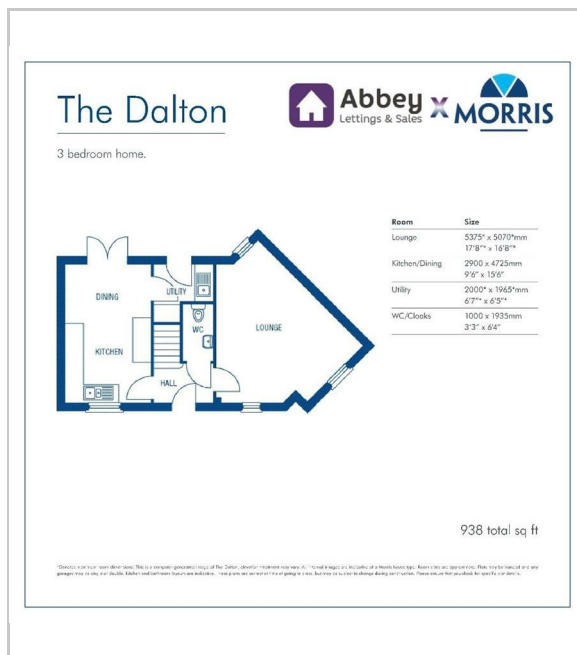
To The Back Of The Property

There is an enclosed garden with patio area, grass area and storage store.

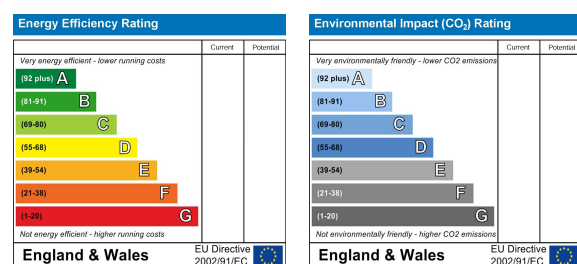
Area Map



Floor Plans



Energy Efficiency Graph



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