



Parkland Drive, Oadby

In Excess of £375,000

Offered for sale with NO UPWARD CHAIN is this EXTENDED three bedroom semi-detached property situated in Oadby. Offered with off road parking for two vehicles and complete with a private rear garden housing an OUTBUILDING having power and lighting.

Council Tax band: B

Tenure: Freehold



0116 271 3333





Entrance Hall

With stairs to first floor, under stairs storage cupboard, airing/cloaks cupboard, laminate floor, radiator.

Ground Floor Shower Room 6' 2" x 5' 9" (1.88m x 1.75m)

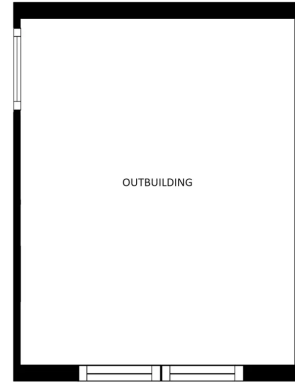
With double glazed window to the front elevation, shower cubicle, wash hand basin, low-level WC, part tiled walls, laminate floor, radiator.

Lounge Diner 23' 11" x 12' 0" (7.29m x 3.66m)

With double glazed bay window to the front elevation, double glazed French doors to the rear, laminate floor, two radiators.

Kitchen 13' 11" x 12' 0" (4.24m x 3.66m)

Measurement maximising to 17'5". With double glazed window to the rear elevation, two double glazed windows to the side elevation, double glazed door to rear garden, wall and base units with work surfaces over, sink and drainer unit, range style cooker and hob, plumbing for washing machine, plumbing for dishwasher, filter chimney hood, part tiled walls, laminate floor, wall mounted boiler, radiator.



SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Matterport

First Floor Landing

With double glazed window to the side elevation.

Bedroom One 12' 7" x 12' 0" (3.84m x 3.66m)

With double glazed window to the rear elevation, radiator.

Bedroom Two 12' 0" x 11' 0" (3.66m x 3.35m)

With double glazed window to the front elevation, radiator.

Bedroom Three 7' 11" x 7' 0" (2.41m x 2.13m)

With double glazed window to the front elevation, radiator.

Bathroom 7' 5" x 6' 11" (2.26m x 2.11m)

With double glazed window to the rear elevation, tiled walls, tiled floor, wash hand basin, low-level WC, bath with shower over, coil style chrome towel rail/radiator, further ladder style radiator.

Outbuilding 15' 9" x 7' 9" (4.80m x 2.36m)

With double glazed window to the side elevation, double glazed French doors to the front, laminate floor, built-in desk, power and lighting (previously the garage), providing an ideal working from home environment, play room or additional accommodation..

Front Garden

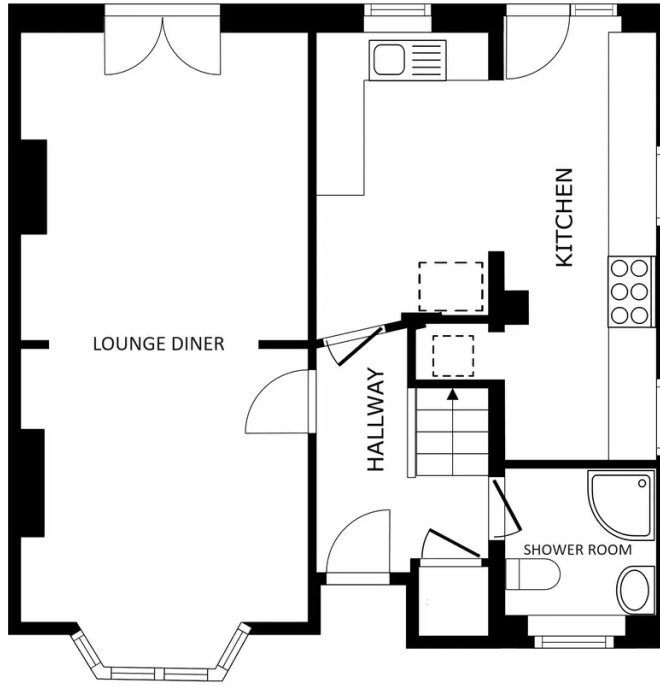
Block paved frontage.

Garden

With block paved patio area, further raised patio area, lawn, shrubs.

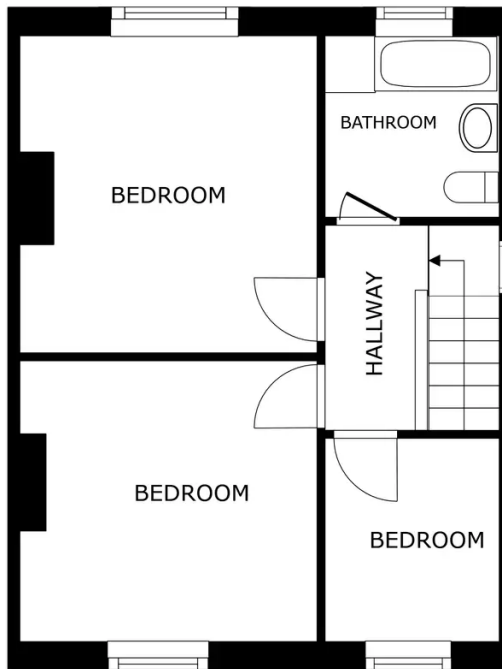
Driveway 2 vehicles

Providing off road parking.



FLOOR 1

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



FLOOR 2

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



We'll keep you moving...



We must inform all prospective purchasers that the measurements are taken by an electronic take and are provided as a guide only and they should not be used as accurate measurements. We have not tested any mains services, gas or electric appliances, or fixtures and fittings mentioned in these details, therefore, prospective purchasers should satisfy themselves before committing to purchase. Intending purchasers must satisfy themselves by inspection or otherwise to the correctness of the statements contained in these particulars. Knightsbridge Estate Agents (nor any person in their employment) has any authority to make any representation or warranty in relation to the property. The floor plans are not to scale, and are intended for use as a guide to the layout of the property only. They should not be used for any other purpose. We are required by law to conduct anti-money laundering checks on all those selling or buying a property. Whilst we retain responsibility for ensuring checks and any ongoing monitoring are carried out correctly, the initial checks are carried out on our behalf by Lifetime Legal who will contact you once you have agreed to instruct us in your sale or had an offer accepted on a property you wish to buy. The cost of these checks is £60 (incl. VAT), which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance of us publishing your property (in the case of a vendor) or issuing a memorandum of sale (in the case of a buyer), directly to Lifetime Legal, and is non-refundable. We will receive some of the fee taken by Lifetime Legal to compensate for its role in the provision of these checks.