

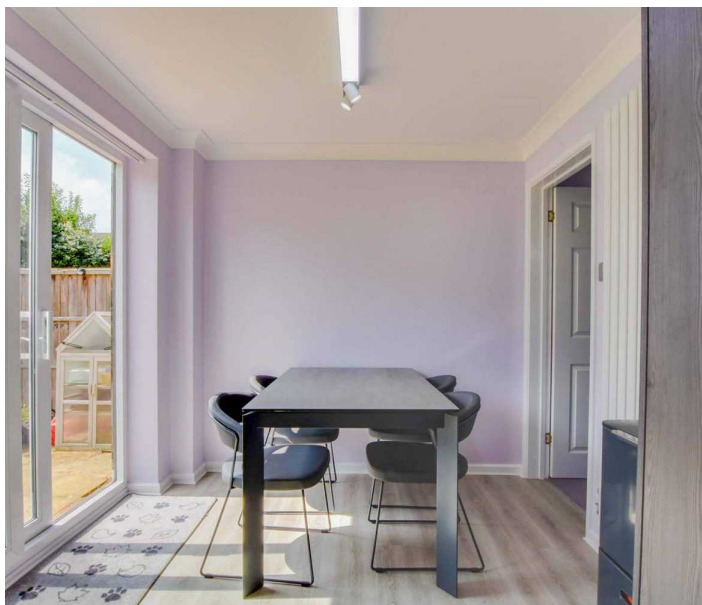


Fox Hollow, Oadby

Offers Over £360,000

A beautiful THREE BEDROOM detached home in the residential suburb of OADBY with OFF ROAD PARKING and a GARAGE.





Entrance Hall

With carpeting and a radiator.

Lounge

17' 1" x 10' 10" (5.21m x 3.30m)

With a double-glazed window to the front elevation, carpeting and two radiators.

Hallway

With carpeting and a radiator.

Downstairs WC

4' 2" x 2' 11" (1.27m x 0.89m)

With a double-glazed window to the side elevation, WC, wash hand basin, tiled flooring and a radiator.

Kitchen

18' 10" x 7' 10" (5.74m x 2.39m)

With double-glazed sliding patio doors to the rear elevation, a double-glazed window to the rear elevation, laminate flooring a sink and drainer unit with a range of wall and base units with work surfaces over, induction hob, extraction fan, double oven, microwave, dishwasher, double door fridge freezer, washing machine and a radiator.

First Floor Landing

With a double-glazed window to the side elevation, a storage cupboard housing the water tank/pump, carpeting and a radiator.



Bedroom One

11' 3" x 10' 7" (3.43m x 3.23m)

With a double-glazed window to the rear elevation, carpeting, fitted wardrobes, fitted overhead units, fitted desk unit and a radiator.

En-Suite

6' 5" x 4' 2" (1.96m x 1.27m)

With a double-glazed window to the side elevation, tiled flooring, tiled walls, walk-in shower, WC , wash hand basin and a radiator.

Bedroom Two

11' 2" x 8' 6" (3.40m x 2.59m)

With a double-glazed window to the front elevation, fitted wardrobes, carpeting and a radiator.

Bedroom Three

9' 1" x 8' 2" (2.77m x 2.49m)

With a double-glazed window to the front elevation, fitted wardrobes, carpeting and a radiator.

Family Bathroom

8' 1" x 5' 5" (2.46m x 1.65m)

With a double-glazed window to the rear elevation, tiled walls, tiled flooring, bath with overhead shower, WC, wash hand basin and heated towel rail.









Garden

With a gate to the side elevation, covered storage area (measuring 22'11" x 2'11"), slabbed patio seating area, lawn, plant and shrub borders and well-maintained fenced perimeters.

Driveway

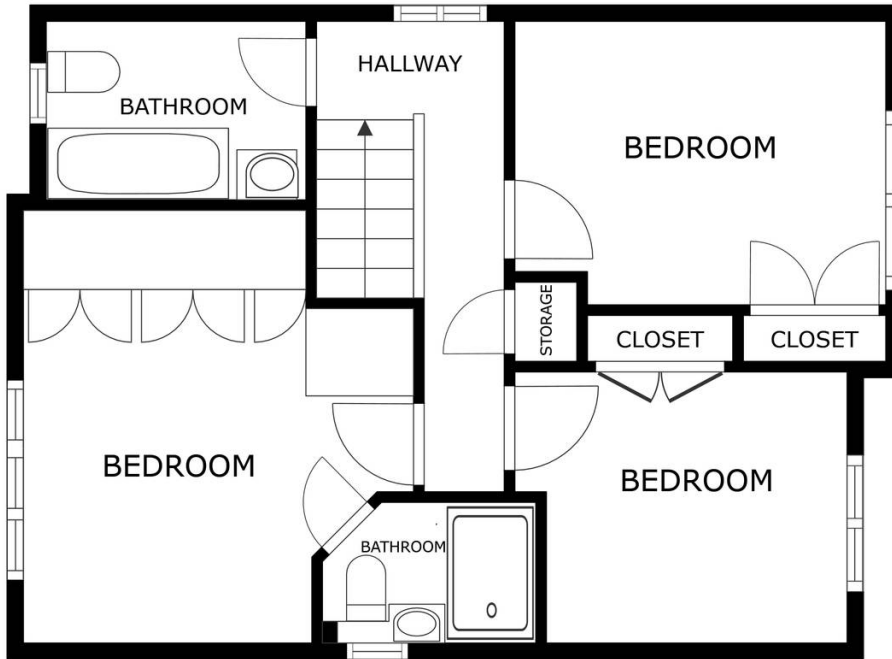
Capacity - 3 Vehicles

With a block paved driveway and lawn area.

Garage

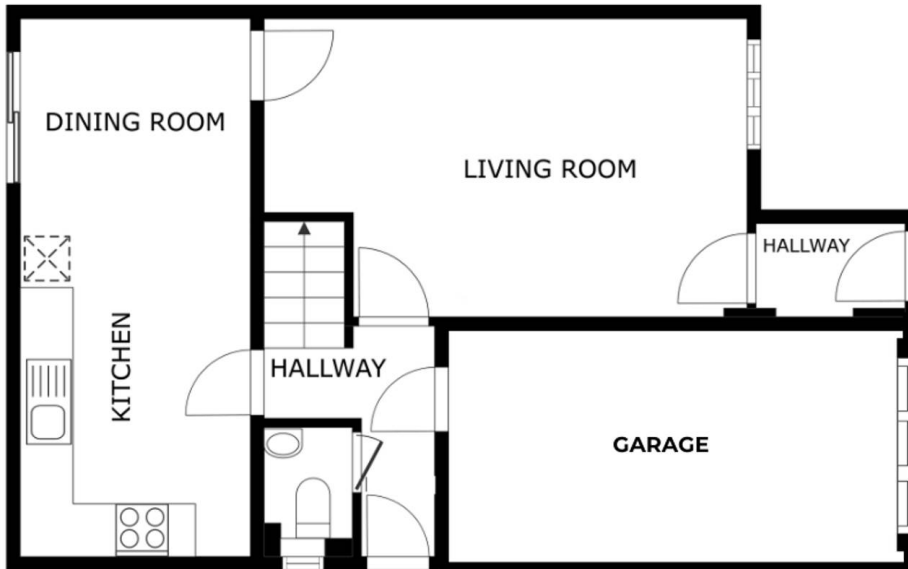
Capacity - 1 Vehicle

15'11" x 7'7" With the boiler, access to the property and an up-and-over door to the front elevation.



FLOOR 2

GROSS INTERNAL AREA
 FLOOR 1 42.7 m² FLOOR 2 46.4 m²
 TOTAL : 89.1 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



FLOOR 1

GROSS INTERNAL AREA
 FLOOR 1 42.7 m² FLOOR 2 46.4 m²
 TOTAL : 89.1 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



You can include any text here. The text can be modified upon generating your brochure.





The property is ideally situated for Oadby's highly regarded schools and nearby bus links running into Leicester City Centre with its professional quarters and train station. A wide range of amenities are available along The Parade in nearby Oadby Town Centre, along with three mainstream supermarkets and further leisure/recreational facilities including Leicester Racecourse, University of Leicester Botanic Gardens and Parklands Leisure Centre and Glen Gorse Golf Club.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

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.