

Elizabeth Drive, Oadby

Offers Over £350,000

For Sale is this MODERNISED bungalow featuring THREE DOUBLE BEDROOMS. The property benefits from off-road parking via a private driveway and a low-maintenance rear garden, perfect for relaxation. Contact our office for further information.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D



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Entrance Porch

Double glazed porch with tiled floor.

Entrance Hall

With tiled floor, stairs to second floor, radiator.

Lounge

16' 11" x 12' 0" (5.16m x 3.66m)

With double glazed window to the front, electric floor, gas fire with wood surround and hearth, two radiators.

Kitchen

17' 2" x 8' 11" (5.23m x 2.72m)

Measurement also includes 12'3" x 8'5". With double glazed window to the side elevation, French doors to the rear elevation, door to the side elevation, tiled floor, wall and base units with work surfaces over, stainless steel sink and drainer unit, gas cooker point, extractor fan, plumbing for washing machine, plumbing for dishwasher, part tiled walls, two radiators.



Utility Room

With gas boiler.

Dining Room

14' 5" x 7' 2" (4.39m x 2.18m)

With double glazed window to the front elevation, radiator.

Principal Bedroom

16' 4" x 11' 11" (4.98m x 3.63m)

With double glazed window to the side elevation, double glazed window and door to the rear elevation, two radiators.

En-Suite

8' 5" x 3' 9" (2.57m x 1.14m)

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

Bedroom Two

17' 6" x 8' 11" (5.33m x 2.72m)

With double glazed windows to the front and side elevations, radiator.

Bathroom

With tiled floor, tiled walls, bath with shower over, wash hand basin, low-level WC, chrome ladder style towel rail.

Bedroom Three

14' 4" x 9' 11" (4.37m x 3.02m)

With double glazed window to the front elevation, eaves storage, radiator.

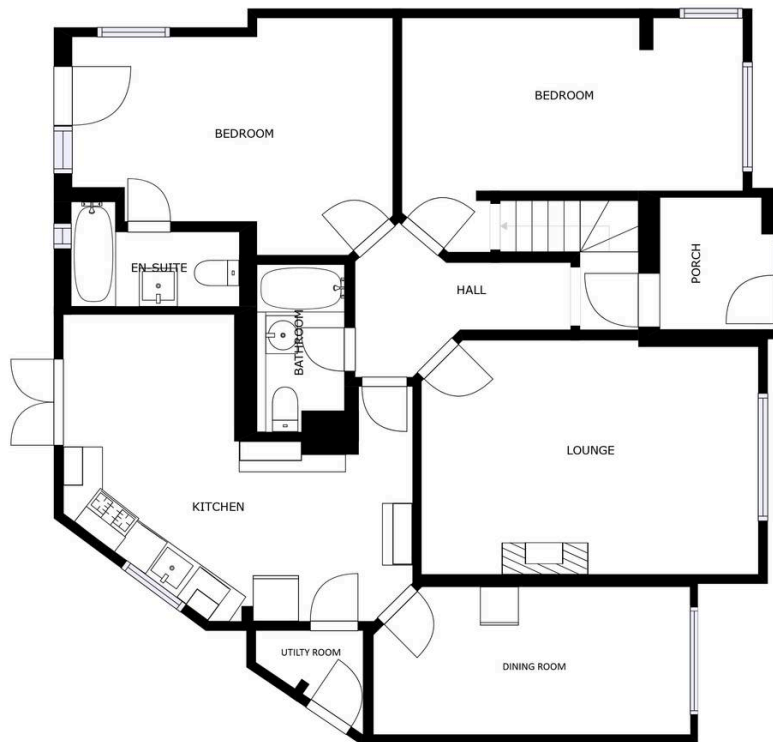
Front Garden

Paved frontage with paved pathway, lawn.

Rear Garden

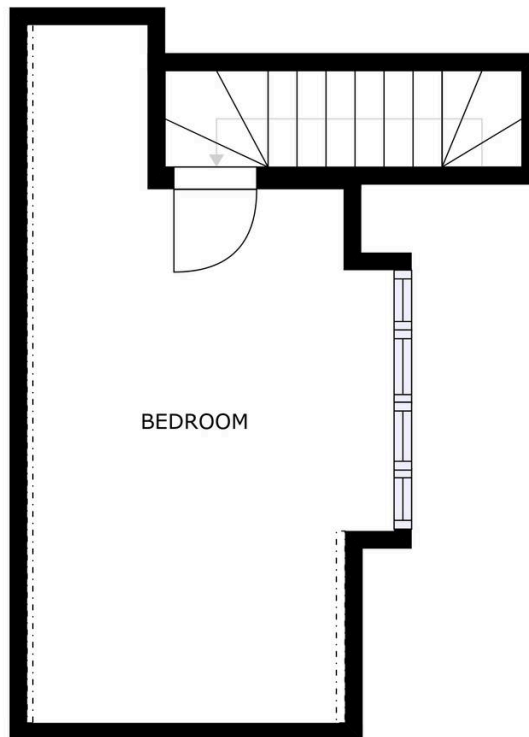
With paved patio area, lawn, flowerbeds and shrubs, further patio with shed, fencing to perimeter.

Driveway 2 vehicles



GROSS INTERNAL AREA
 FLOOR 1: 93 m², FLOOR 2: 17 m²
 EXCLUDED AREAS: , GARAGE: 11 m²
 PORCH: 4 m², REDUCED HEADROOM BELOW 1.5M: 0 m²
 TOTAL: 111 m²
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

FLOOR 1



GROSS INTERNAL AREA
 FLOOR 1: 93 m², FLOOR 2: 17 m²
 EXCLUDED AREAS: , GARAGE: 11 m²
 PORCH: 4 m², REDUCED HEADROOM BELOW 1.5M: 0 m²
 TOTAL: 111 m²
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

FLOOR 2



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.