



Brooksby Close, Oadby

£325,000

CHAIN-FREE property in Oadby, close to local amenities and features a generous lounge, bright conservatory, kitchen, three bedrooms, family bathroom, large rear garden, front garden with driveway and garage.

Council Tax band: C

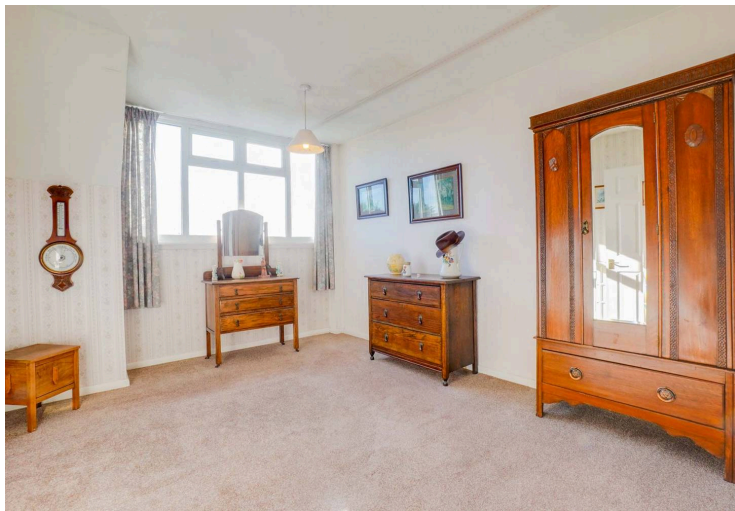
Tenure: Freehold

EPC Energy Efficiency Rating: E



0116 271 3333





Porch

With a door to the front elevation, meter cupboards and carpeting.

Lounge 24' 1" x 11' 7" (7.34m x 3.53m)

With a double glazed window to the front elevation, carpeting, single glazed door to the conservatory, a gas fire and two radiators.

Conservatory 11' 6" x 7' 11" (3.51m x 2.42m)

With double glazed windows to the side and rear elevation, door to the side elevation and wood effect flooring.

Hallway

With stairs to the first floor landing and two storage cupboards.

Kitchen 11' 11" x 8' 4" (3.63m x 2.54m)

With a double-glazed window to the front elevation, door to the side elevation, tiled flooring, tiled splashbacks, a sink and drainer unit with a range of wall and base units with work surfaces over, oven, extractor fan and a hob.



WC/Utility Room 6' 6" x 6' 5" (1.98m x 1.96m)

With a double-glazed window to the rear elevation, door to the garage, lino flooring, WC, wash hand basin and a cupboard containing the boiler.

First Floor Landing

With a double-glazed window to the side elevation and carpeting.

Bedroom One 10' 8" x 9' 11" (3.25m x 3.02m)

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

Bedroom Two 12' 10" x 10' 6" (3.91m x 3.20m)

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

Bedroom Three 9' 8" x 9' 7" (2.95m x 2.92m)

With a double-glazed window to the die elevation, carpeting, storage cupboard, under eaves storage and a radiator.

Bathroom 9' 8" x 5' 4" (2.95m x 1.63m)

With a double-glazed window to the side elevation, carpeting, bath, WC, wash hand basin and a heated towel rail.

Front Garden

With a range of shrubs and flower beds, trees, slate areas and a concrete patio walk way.

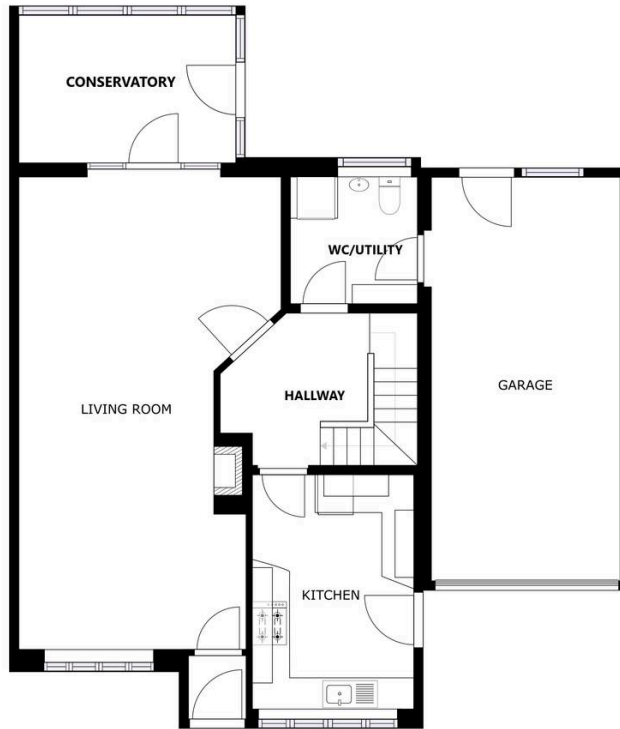
Rear Garden

Rear Garden with a range of plant and shrub borders, patio seating area, selection of trees and fenced perimeters.

Driveway 1 vehicle

Garage 1 vehicle 20'8" x 9'8"

With an up-and-over door to the front elevation, double-glazed window to the rear elevation and double-glazed door to the rear elevation.



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...



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