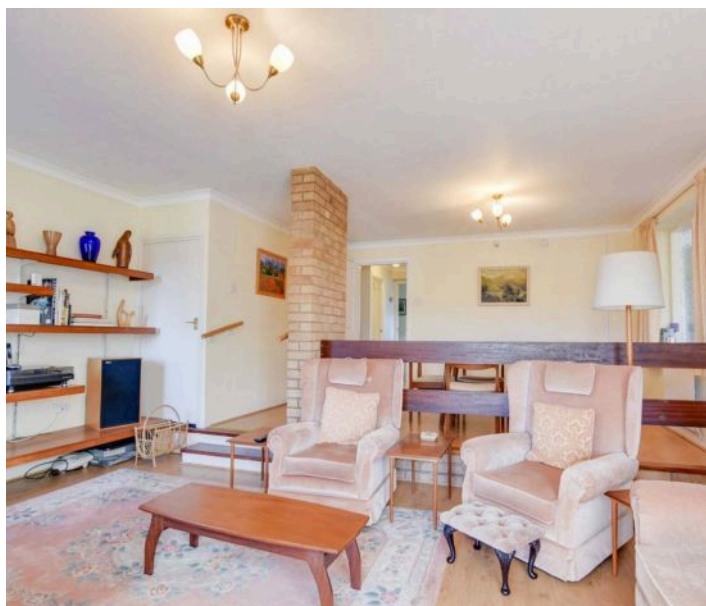


Naseby Way, Great Glen

£325,000

An EXTENDED detached property providing versatile accommodation to include a home office/fourth bedroom with ground floor shower room. Further features include FOUR BEDROOMS. No Upward Chain.





Entrance Lobby

7' 6" x 7' 5" (2.29m x 2.26m)

Measurement into recess. With two shoe cupboards, cloak cupboard, alarm panel, radiator.

Entrance Hall

With stairs to first floor, laminate floor, radiator.

Ground Floor WC

4' 4" x 4' 3" (1.32m x 1.30m)

With low-level WC, wash hand basin, tiled floor, part tiled walls, radiator.

Kitchen Breakfast Room

17' 7" x 7' 4" (5.36m x 2.24m)

With double glazed window to the front elevation, stainless steel sink and drainer unit with a range of wall and base units with work surface over, plumbing for dishwasher and washing machine, gas cooker point, breakfast bar with radiator under, wall mounted boiler, tiled floor part tiled walls.

Lobby

With double glazed door to the side elevation, storage cupboard, tiled floor.

Ground Floor Shower Room

7' 6" x 3' 6" (2.29m x 1.07m)

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



Home Office/Fourth Bedroom

11' 9" x 8' 4" (3.58m x 2.54m)

With two double glazed windows to the side elevation, double glazed window to the front elevation, radiator.

Study/Family Room

12' 10" x 7' 1" (3.91m x 2.16m)

With patio doors to the rear garden, tiled floor.

Dining Room

14' 1" x 8' 6" (4.29m x 2.59m)

With laminate floor, radiator, steps down to living room.

Living Room

17' 0" x 10' 3" (5.18m x 3.12m)

With double glazed window to the rear elevation, patio doors to conservatory, TV point, laminate floor, under stairs storage cupboard, radiator.

Conservatory

10' 0" x 9' 10" (3.05m x 3.00m)

With double glazed door to the side elevation, two double glazed windows to the rear and side elevations.

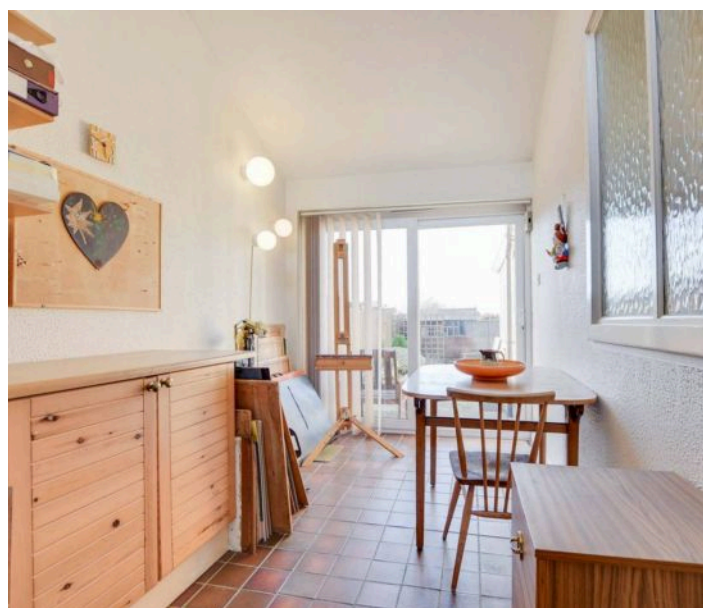
First Floor Landing

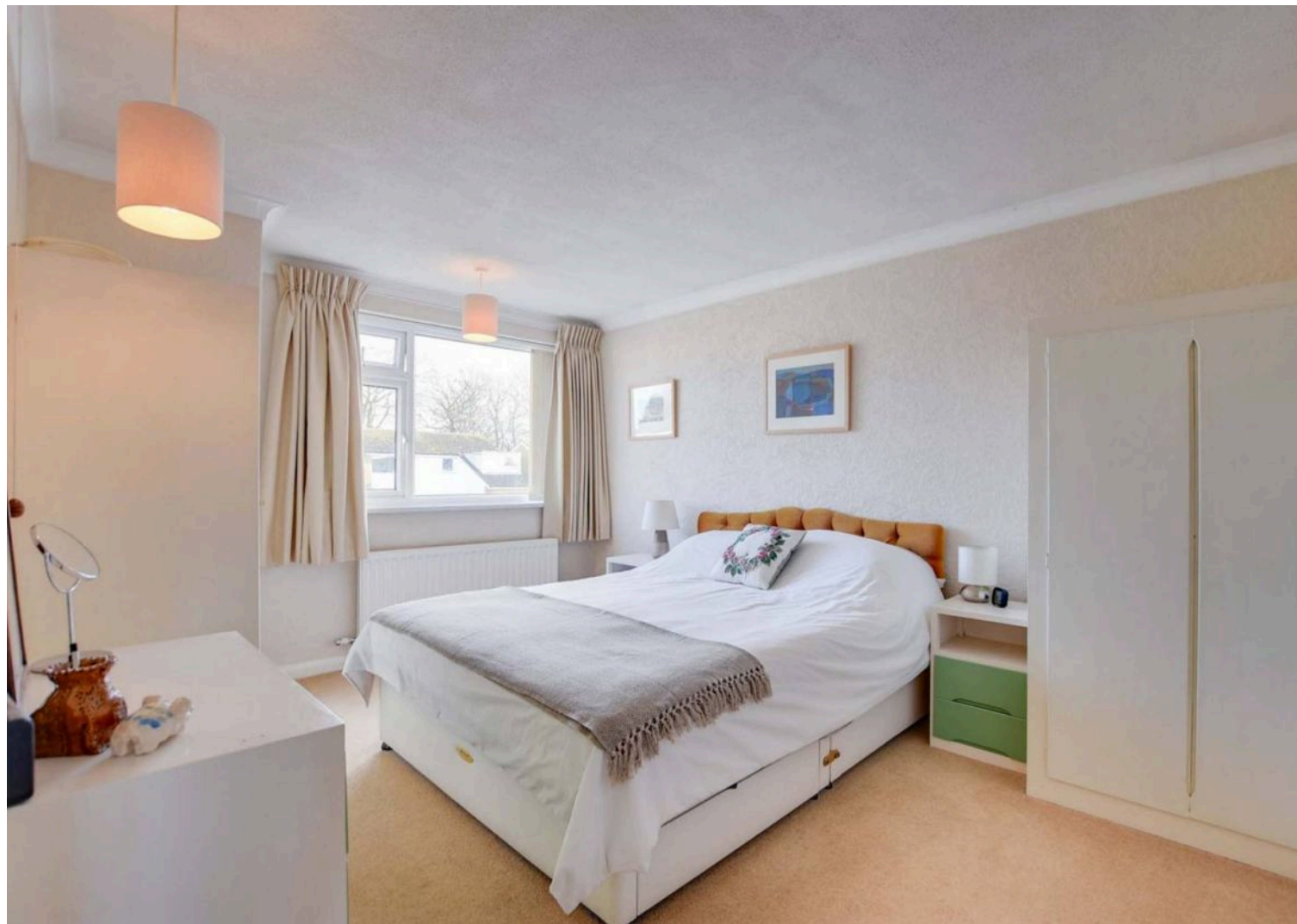
With double glazed window to the side elevation, radiator.

Bedroom One

14' 7" x 10' 1" (4.45m x 3.07m)

With double glazed window to the front elevation, built-in wardrobe, airing cupboard, radiator.









Bedroom Two

11' 1" x 10' 1" (3.38m x 3.07m)

With double glazed window to the rear elevation, loft access with pull down ladder leading to partly boarded loft, built-in wardrobe, radiator.

Bedroom Three

8' 2" x 6' 8" (2.49m x 2.03m)

With double glazed window to the rear elevation, radiator.

Bathroom

8' 2" x 6' 6" (2.49m x 1.98m)

With double glazed window to the front elevation, bath with electric shower over, low-level WC, wash hand basin, extractor fan, tiled walls, vinyl floor, heated towel rail.

Front Garden

With raised gravelled flowerbed, inset shrubs and hedging to front.

Rear Garden

With paved patio area, lawn, stepping stones, shed, flowerbeds and shrubs, fencing to perimeter.



FLOOR 1

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



FLOOR 2

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.





The property is ideally situated within easy reach of everyday amenities either in Great Glen village itself or nearby Oadby Town Centre and Market Harborough to the south. Popular local schooling can be found within Great Glen, including St. Cuthbert's Primary School and Leicester Grammar School. Leicestershire's rolling countryside and nearby bus links nearby running to and from Leicester City Centre are also within reach.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

We'll keep you moving...



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