



Rosemead Drive, Oadby

In Excess of £325,000

3-bed semi-detached with an L-shaped lounge diner, modern kitchen, downstairs WC, gas central heating, double glazing, driveway, charming garden with summer house, in a sought-after location.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C





Entrance Hall

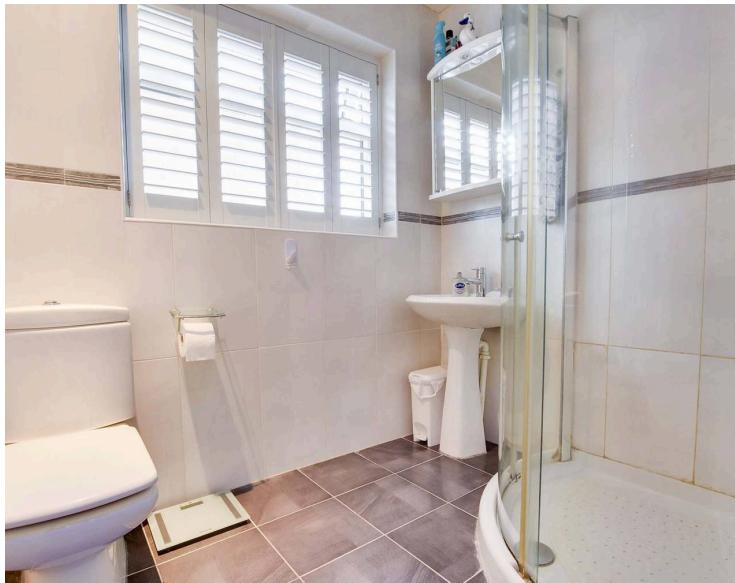
With a double glazed window to the front elevation, double glazed front door, stairs to the first floor landing and a radiator.

Downstairs WC 6' 1" x 3' 9" (1.85m x 1.14m)

With a double glazed window to the front elevation, tiled flooring, WC, wash hand basin and boiler.

Kitchen 11' 8" x 7' 9" (3.56m x 2.36m)

With double glazed window to the side elevation, double glazed door to the side elevation. Amtico vinyl flooring, full height quartz splash backs, wall and base units, quartz worktops, under stairs pantry, further storage cupboard with space for a washing machine and dryer. Integrated induction hob, extractor fan, double oven, one and half bowl sink and drainer unit, space for a fridge freezer and integrated dishwasher.



Lounge Diner 19' 0" x 17' 0" (5.80m x 5.17m)

This L-shaped lounge diner can be accessed from both the entrance hall and the kitchen. Measurements to create the L-Shape: 5.8m narrowing to 3.25m and 5.17m narrowing to 2.41m. With a double glazed window to the rear elevation, double glazed sliding patio door to the rear elevation, chimney breast with wood burning stove, carpet flooring and two gas radiators.

Conservatory 11' 9" x 10' 6" (3.57m x 3.19m)

This double glazed conservatory has windows and French doors as well as a double glazed glass roof, tiled flooring.

First Floor Landing

With double glazed window to the side elevation, carpet flooring and loft access.

Bedroom One 13' 0" x 9' 10" (3.95m x 3.00m)

With double glazed window to the rear elevation, fitted wardrobes, carpet flooring and a radiator.

Bedroom Two 10' 2" x 9' 11" (3.09m x 3.02m)

With double glazed window to the front elevation, fitted wardrobes, fitted desk, carpet flooring and a radiator.

Bedroom Three 9' 7" x 8' 11" (2.92m x 2.72m)

With double glazed window to the rear elevation, laminate flooring and a radiator.

Shower Room 7' 0" x 5' 5" (2.13m x 1.66m)

With double glazed window, tiled floor, tiled walls, WC, wash hand basin, wall-mounted mirrored cabinet, walk-in shower cubicle and a wall-mounted ladder radiator.

Front Garden

Slabbed patio to the front and side of the property. Gated side access to the rear garden.

Rear Garden

With a tiled floor area, steps leading to a slabbed patio walkway, flower beds, lawn. Feature summerhouse with power, composite decking with built-in lighting and a wooden storage shed.

Driveway

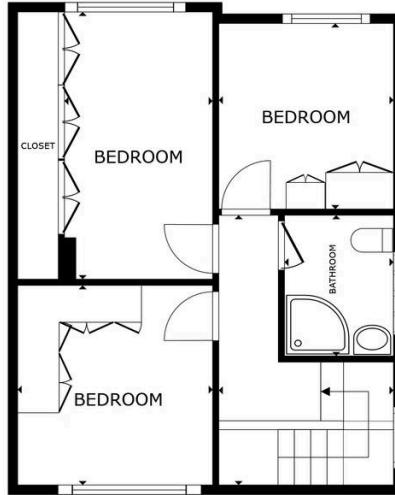
Driveway providing off-road parking for 3-4 vehicles.



FLOOR 1

GROSS INTERNAL AREA
FLOOR 1 611 sq.ft. FLOOR 2 500 sq.ft.
TOTAL : 1,111 sq.ft.
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

 Matterport®



FLOOR 2

GROSS INTERNAL AREA
FLOOR 1 611 sq.ft. FLOOR 2 500 sq.ft.
TOTAL : 1,111 sq.ft.
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

 Matterport®

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