



Fenton Avenue, Blackfordby

 3  1  2

Freehold

£330,000



Key Features

- Stylishly Extended Three Bedroom Bungalow
- Quiet Village Location
- Cozy Lounge + Dining Area
- Extended Kitchen/Diner
- Three Spacious Bedrooms
- Modern Three-Piece Bathroom
- EPC rating U





Nestled in the charming village of Blackfordby, Fenton Avenue presents a wonderful opportunity to own a stylishly extended bungalow that's both inviting and versatile. This home seamlessly combines comfort and practicality, featuring a cozy lounge with a feature fireplace that flows into a dining area boasting a picture window overlooking the serene garden.

The modern breakfast kitchen impresses with shaker-style cabinets and ample counter space, perfect for culinary enthusiasts. Sunlight floods through dual-aspect windows, creating a warm and welcoming atmosphere, perfect for family gatherings. Additional utility space caters to all your storage and household needs.

All three bedrooms are generously sized with expansive double-glazed windows, ensuring a bright and airy feel throughout. The elegant bathroom is equipped with a sleek bath and electric shower, offering a touch of luxury.

Outside, enjoy a tranquil rear garden with a south-westerly aspect, perfect for al fresco dining and relaxation. With off-road parking and nestled in a peaceful cul-de-sac, this delightful bungalow is a place to call home. Don't miss out on this gem—contact our Ashby team today!

Located in the charming village of Blackfordby, Fenton Ave boasts the serenity of rural living while maintaining convenient access to modern amenities. This quaint village, nestled on the outskirts of Swadlincote in Derbyshire, is rich in history and community spirit. Residents often enjoy leisurely strolls through picturesque countryside and benefit from the village's strong sense of community, with local events and groups fostering neighbourly relationships and a welcoming atmosphere.

Blackfordby is ideally positioned for easy access to nearby towns and cities, making commutes straightforward. The market town of Ashby-de-la-Zouch is just a short drive away, offering an array of shopping, dining, and leisure options. For those looking to travel further afield, excellent road links via the A511 and the M42 provide convenient routes to Birmingham, Leicester, and Nottingham. Additionally, public transportation is readily available, contributing to the area's overall connectivity.

For those who enjoy outdoor pursuits, Blackfordby offers ample opportunities to engage with nature. The village is surrounded by beautiful countryside, ideal for walking, cycling, and exploring. Nearby green spaces and parks provide plenty of out-home recreation, with scenic spots perfect for picnics and leisurely outdoor activities.



ACCOMMODATION

UTILITY ROOM

2m x 1.56m (6'7" x 5'1")

EXTENDED KITCHEN/DINER

4.19m x 4.02m (13'8" x 13'2")

LOUNGE

4.33m x 3.44m (14'2" x 11'4")

DINING ROOM

4.74m x 2.67m (15'7" x 8'10")

INNER HALLWAY

BEDROOM ONE

3.51m x 3.32m (11'6" x 10'11")

BEDROOM TWO

3.71m x 2.74m (12'2" x 9'0")

BEDROOM THREE

3.35m x 2.43m (11'0" x 8'0")

BATHROOM

2.7m x 1.85m (8'11" x 6'1")

COUNCIL TAX BAND:-

The property is believed to be in council tax band: D

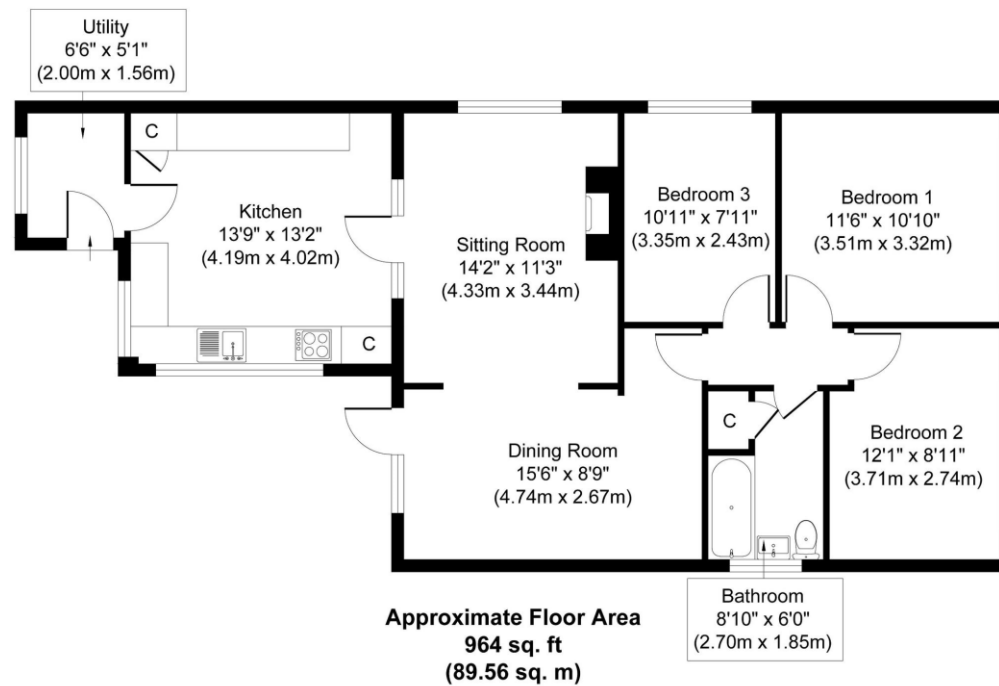
HOW TO GET THERE:-

Postcode for sat navs: DE11 8AR

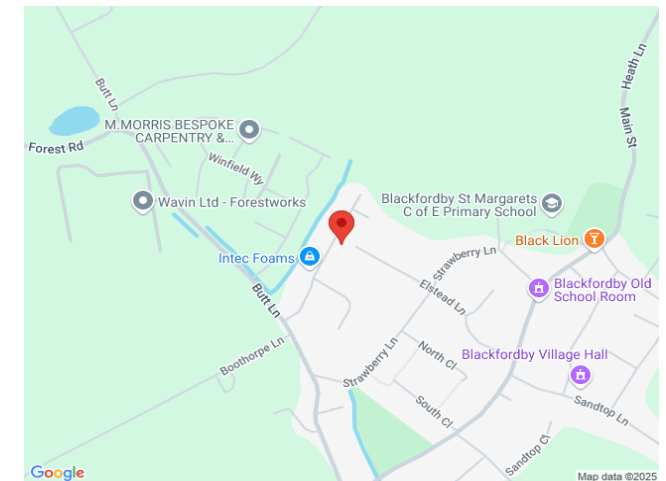
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Floorplan



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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