

15 Trinity Vicarage Road, Hinckley, LE10 0BU

Offers In The Region Of £260,000

A bespoke detached bungalow, ideally situated in a popular and sought after location. The bungalow has the benefit of gas central heating (combination boiler), PVCu double glazed windows, PVCu fascia and soffits, 3 car driveway, car port, utility room, fully board roof void / hobby room, further separate boarded area, potential to extend /convert and no chain. Located within walking distance of hinckley town centre and all local amenities Accessible for commuting to all major road links, such as the A5, M69, M1 and M6.

MUST BE VIEWED.

NO CHAIN.

Reception porch.

4'7" X 3'10"
Hardwood Georgian style door and double base cupboards.

Reception hall.

9'7" (max) X 8'0"
Obscure double glazed side window, staircase to the first floor and radiator.

Double bedroom (front).

14'7" (into bay) X 14'4"
Walk-in PVCu double glazed bay window, radiator, coving, fitted twin double wardrobes, base cupboards and coving.



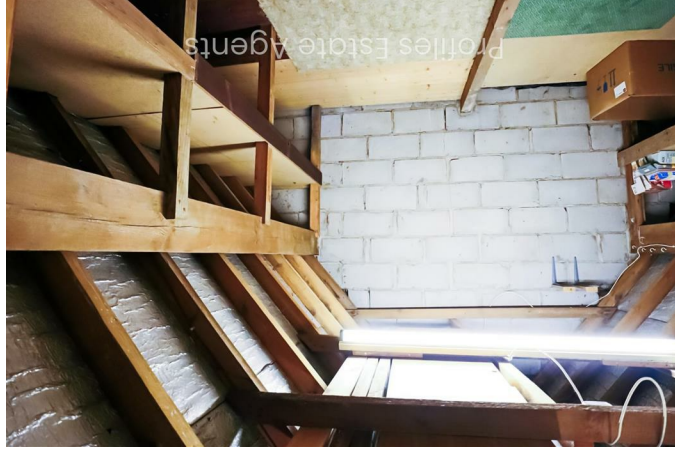
Shower room (side).

8'2" X 7'3"
Fitted corner shower cubicle with an Triton electric shower with twin curved glazed doors, wash hand basin in vanity unit with base door, low flush wc, radiator and airing cupboard.



Spacious breakfast kitchen (rear).

13'11" X 13'8" (max)
Stainless steel sink unit, range of base and wall units (7 base and 5 wall), associated work surfaces, split level gas hob, electric (fan assisted) oven, extractor hood, radiator, PVCu double rear window, PVCu double door.



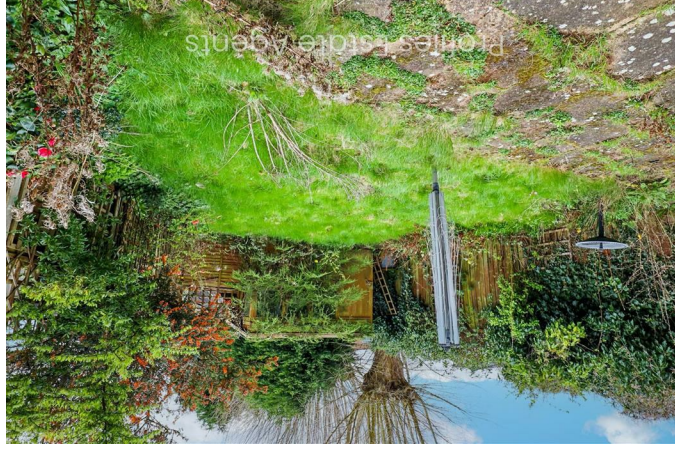
Board store room

12'2" X 8'4"

Outside

Front garden with 3 car driveway.

Enclosed rear garden with lawn, patio and side gated access.



Car port.
13'7" X 12'11"

wall mounted gas fired fan assisted gas fired Worcester 14/19 CBI boiler and adjacent programmer and fitted pantry /cupboard.



Utility room / pantry (rear).

11'6" X 5'3"
Plumbing for a washing machine, PVCu double glazed door, PVCu double glazed window, tall cupboard, base unit and work surfaces.

First floor

Hobby room (rear).

21'4" X 8'3"
PVCu double glazed window and storage to the eaves.