



Wellhouse Close, , Wigston, Leicestershire, LE18 2RQ

- IMMACULATELY PRESENTED HOME
- LIVING ROOM
- TWO MODERN SHOWER ROOMS
- UTILITY ROOM
- LOCAL SHOPS, SCHOOLS AND AMENITIES
- THREE BEDROOM SEMI-DETACHED
- OPEN PLAN MODERN KITCHEN-DINING ROOM
- GARAGE AND BLOCK PAVED DRIVEWAY
- SOUGHT AFTER CUL-DE-SAC LOCATION
- ENCLOSED GARDEN

Offers Over £290,000



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DESCRIPTION

A truly fabulous example of a three bedroom extended semi-detached home, nestled within a sought after cul-de-sac on the popular Little Hill residential area of Wigston.

This immaculately presented family home offers plenty of living space for a growing family over two floors and comprises of an entrance hallway, spacious living room, a modern open-plan kitchen with integrated Neff appliances, a utility room with space for a washing machine and tumble dryer, and a modern three-piece shower room.

Returning to the hallway, stairs from the hallway lead up to the first floor landing which gives access off to the two well appointed double bedrooms, a good size third bedroom, which is currently being utilised as a home office, and a further modern three-piece fitted shower room.

Externally the rear garden has artificial lawn with patio paving seating area, while the front garden has been block paved to provide ample off road parking for the property and access to the detached garage, which has an up and over garage door and power and lighting.

This beautiful family home, in our opinion, is a must see to fully appreciate the style and space it has to offer. To find out more about this home, contact your local Hunters estate agents Wigston to arrange your viewing.





Approx Gross Internal Area
93 sq m / 1003 sq ft



Ground Floor
Approx 51 sq m / 551 sq ft

First Floor
Approx 42 sq m / 452 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Viewings

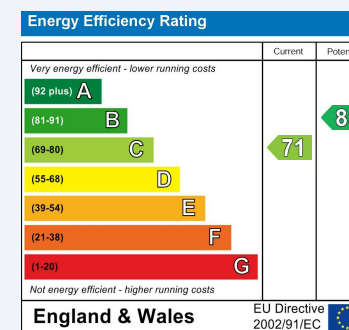
Please contact wigston@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



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