

Caudebec Close
Uppingham
Rutland

Hurfords

£425,000



- Four-bedroom detached home
- Nestled within a sought after cul-de-sac
- Well maintained kitchen, generously sized living and dining area
- Delightful large conservatory
- Detached double garage
- South-facing garden
- Tenure: Freehold

10 Caudebec Close
Uppingham
Rutland
LE15 9SY

Nestled within a sought after cul-de-sac, this four-bedroom detached home showcases a well maintained kitchen, a generously sized living and dining area with potential for reconfiguration, a detached double garage, ample off-road parking, and a delightful large conservatory. Revel in the privacy of a secure south-facing garden, making this property an ideal combination of comfort and versatility.

Enter through the front door into a generous entrance, with stairs to the first floor on your right. To the left, there's a downstairs WC, and a well maintained kitchen and utility space. Going straight ahead leads to the amply sized living and dining space, seamlessly connecting to a large conservatory overlooking a secure, spacious garden.



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10 Caudebec Close, Uppingham, Oakham
 Approximate Gross Internal Area
 Main House = 172 Sq M/1851 Sq Ft
 Garage = 29 Sq M/312 Sq Ft
 Total = 201 Sq M/2163 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



Upstairs, find four bedrooms, with the master benefiting from its own en suite bathroom. The other three rooms share a family bathroom. Externally, a driveway at the front provides ample off-road parking, along with a large double garage. The rear features a secure garden with a paved patio.

Uppingham is a highly desirable and historic Market Town with a range of boutique shops and restaurants surrounding the quaint market square and adjoining high street. There are excellent Primary and Secondary schools in the area. The town is conveniently located in a 'Golden Triangle' with Stamford 13 miles and Oakham 6 miles and lies close to the A47 giving access to Peterborough and Leicester. Corby 8 miles. Mainline trains to London and the North run from Peterborough, Leicester, Oakham, Corby and Kettering.




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