



Hurford's

Oval Close, North Luffenham Oakham Freehold: £375,000

Key Features

 3  1  D  C

- 3 Bedroom Bungalow
- Generous Living Accommodation
- Home Office Space
- South Facing Garden & Field Views
- Sought after Village Location

This delightful three-bedroom bungalow is situated in a quiet cul-de-sac in North Luffenham. Set on a good sized plot, the property benefits from a block-paved driveway providing ample parking space, leading up to a garage with additional storage behind.

Entering through the side door, you are welcomed into a beautifully re-fitted kitchen, featuring a range of base units and premium appliances. This stylish and functional kitchen is perfect for entertaining and offers plenty of storage. To the right, a spacious lobby area provides additional storage, while to the left, you'll find the family bathroom. This well-appointed space includes a freestanding bath, walk-in shower, basin, and WC.

The bungalow boasts three well-proportioned



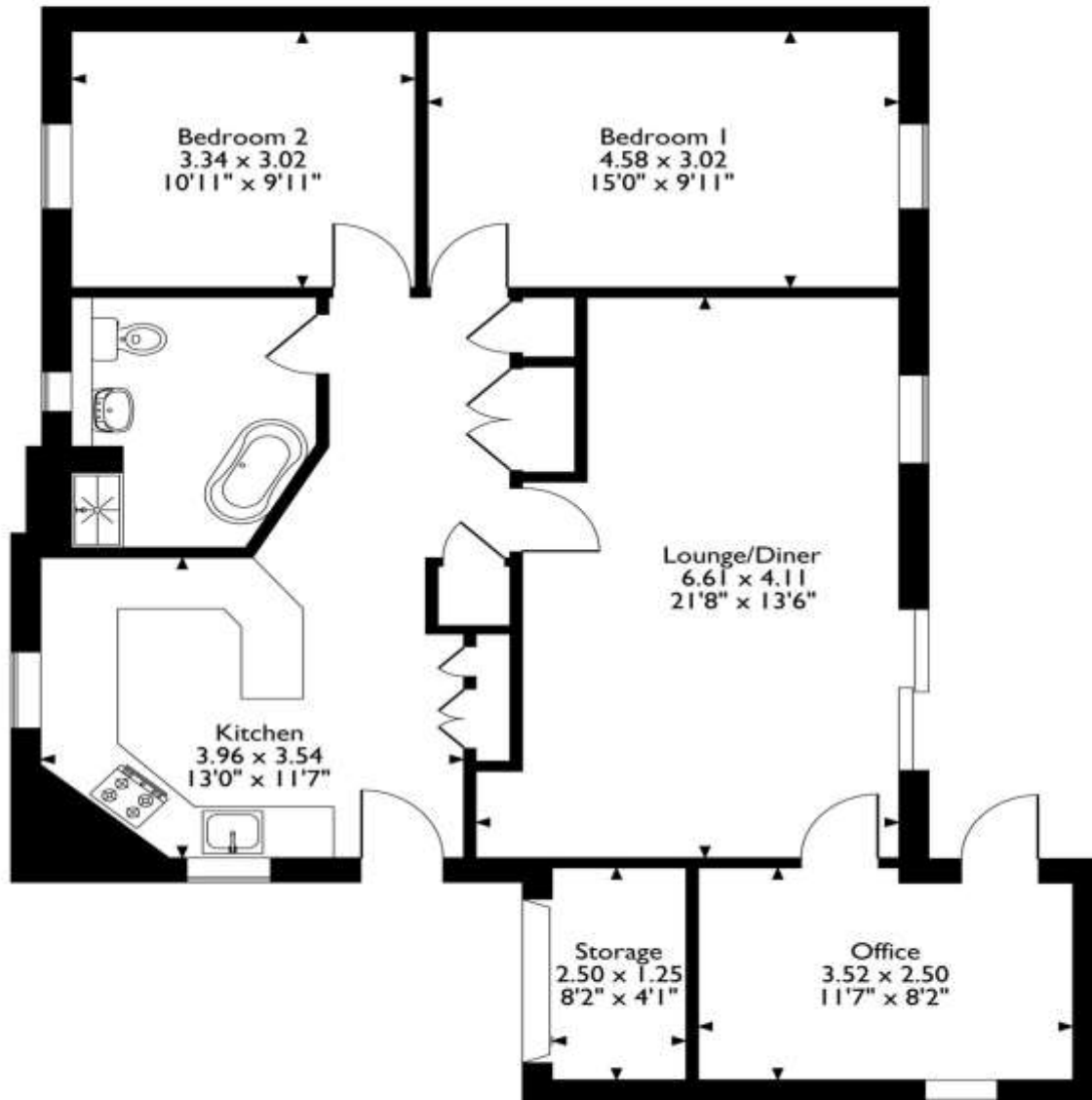
double bedrooms, with the master bedroom benefiting from a south-facing elevation and lovely views to the rear. However, the true highlight of this home is the expansive open-plan lounge and dining area. This generous space features double sliding doors that open onto the south-facing rear garden, creating a seamless indoor-outdoor living experience-perfect for enjoying the warmer months.

From the lounge/diner, you have through access to the 3rd bedroom, currently utilised as a dedicated Home Office with direct access to the garden. Externally, the property boasts a beautifully maintained south-facing garden with mature flower beds, a generous lawn area, and a hard-paved patio-ideal for outdoor dining and entertaining.

A standout feature of this bungalow is its stunning, unobstructed views over open playing fields to the rear, enhancing the sense of space and privacy. With its idyllic location and well-designed layout, viewing this property is essential.



6, Oval Close, North Luffenham, Oakham,
Approximate Gross Internal Area
Main House = 88 Sq M/947 Sq Ft
Outside Storage = 3 Sq M/32 Sq Ft
Total = 91 Sq M/979 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.

Selling your property?

Contact us to arrange a FREE home valuation.

 01572 821777

 21 High Street East, Uppingham, OAKHAM, Leicestershire, LE15 9PY

 uppingham@hurfords.co.uk

 www.hurfords.co.uk



 SCAN ME



Hurfords is a trading name of Sharman Quinney Holdings Limited which is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Hurfords has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Hurfords has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: GTU101852 - 0003

