



1 Pleasant Terrace, Uppingham Freehold OIEO £265,000

Hurfords

# Key Features



- 3 Bedroom End Terrace Home
- Character Property
- Close to the Town Centre
- Outbuildings
- South Facing Rear Garden

This well-presented 3-bedroom home is nestled in a quiet location close to Uppingham Town Centre set over 3 floors with stunning views boasting a South facing garden and plenty of storage.

Entering through the front door you are met with a well-presented kitchen space with an array of units including an oak-effect worktop complimented with a tiled floor. Integrated appliances include a dishwasher as well as a Rangemaster cooker and space for a freestanding fridge/freezer. Continuing through the home past the stairs to the first floor you enter the lounge, a beautiful room boasting a log burning stove set within an exposed red brick fireplace. From the lounge there is access to the conservatory, a welcome space encapsulating the views to the south facing element adding valuable living space to the home for those summer evenings.



# 1 Pleasant Terrace, Uppingham, Oakham

Approximate Gross Internal Area

Main House = 77 Sq M/828 Sq Ft

Outbuilding = 14 Sq M/151 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.

Moving upstairs, to the first floor there is the master bedroom with fitted storage built in above the stairs to maximise on storage and views to the rear garden. Additionally on this floor there is the main bathroom featuring a fabulous walk-in shower, separate bath, basin, W/C and heated towel rail as well as additional storage. To the second floor are 2 further bedrooms, both good sizes, one currently utilised as a home office space with views to the rear.

Externally to the front there are 2 outbuildings, one of which could be utilised as a utility space, but equally could be updated to create a home office space. This property benefits from side and rear access to the rear garden which has been cleverly tiered to offer a decked area for dining and drinking leading down to a formal lawn area complete with log store and shed.


Set in the heart of Uppingham this home is a real gem and viewing is essential!

To view this property call Hurfords on: 01572 821777

# Selling your property?

Contact us to arrange a FREE home valuation.

 01572 821777

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