



**HENDERSON
CONNELLAN**
ESTATE AGENTS

Isaac Martin Lane, Great Bowden,

4 2 2



"As Good As New"

Built in 2019 by the reputable builder Mulberry Homes, this fantastic four bedroom detached home boasts an immaculate interior throughout, situated within the desirable and picturesque village of Great Bowden, and offered for sale with NO UPWARD CHAIN!

Boasting the popular 'Humberstone' design the property benefits from four double bedrooms, a fantastic open plan kitchen/dining/family room, a detached garage and off road parking for two vehicles.

Entrance is gained through a composite cottage style door into an inviting entrance hall with attractive tiled flooring, access to a guest WC and stairs rise to the first floor.

Beautifully appointed living room featuring Karndean flooring, a window to the front elevation and French doors lead out to the rear garden.

Stunning open plan kitchen/dining/family room offering a fantastic flexible living space boasting a quadruple aspect flooding the room with natural light, with attractive tiled flooring, and LED ceiling spot lights. There is also ample space for a dining table and chairs, an under stairs storage cupboard, a separate utility room and French doors lead out to the garden.

The kitchen comprises a host of grey gloss eye and base level units, a timber effect square edge work-surface/breakfast bar, metro ceramic wall tiles, and a Franke stainless steel one and a half bowl sink with a mixer tap and draining board. High quality Bosch integrated appliances include a double oven, a five ring gas hob, a fridge freezer and a dishwasher.

Separate utility room with continued tiled flooring, a timber effect square edge work-surface, metro ceramic wall tiles, a Franke stainless steel sink with a mixer tap and draining board, LED ceiling spot lights, space for a washing machine and a tumble dryer and a door to the rear garden.

Four bedrooms all of which benefit from being double in size and in excellent decorative order.

Impressive main bedroom with a generous window overlooking the rear garden, space for a king size bed and access to an en-suite shower room.

Modern en-suite shower room with a heated towel rail, LED ceiling spot lights, attractive floor and wall tiles, and a white Roca three piece suite to include a double width shower cubicle, a wall hung wash hand basin and a low level WC.

Well-presented family bathroom comprising a chrome heated towel rail, LED ceiling spot lights, attractive floor and wall tiles and a Roca white three piece suite to include a panel enclosed bath with a shower screen and shower over, a pedestal wash hand basin and a low level WC.

Detached single garage with a manual up and over door with power and light supply.

Nestled within a desirable enclave overlooking the neighbouring countryside the property boasts a neat and attractive frontage with a lawn wrapping around the front and side of the property, well stocked planted borders and a paved pathway leads to the front door.

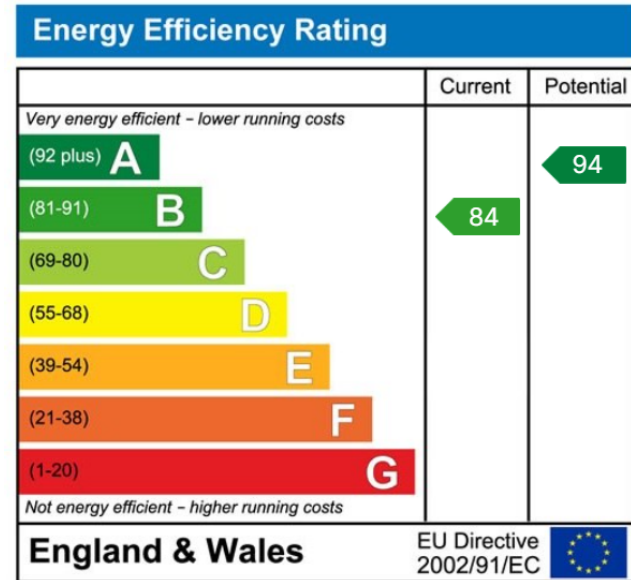
To the side of the property is a hardstanding driveway with parking for two cars, an electric car charger and a detached single garage.

The beautifully designed south east facing rear garden has been recently landscaped featuring a variety of sections. The garden features two paved patio areas, a lawn section, raised planters stocking a variety plants and shrubbery, outdoor lighting and power sockets, a side gate to the garage and parking and an area behind the garage provides additional storage.





- Living Room 18' 8" x 10' 3" (5.69m x 3.12m)
- Utility 6' 2" x 5' 3" (1.88m x 1.60m)
- En Suite 8' 5" x 3' 11" (2.56m x 1.19m)
- Bedroom Three 10' 11" x 9' 11" (3.32m x 3.02m) max
- Garage 19' 11" x 10' 3" (6.07m x 3.12m)
- Kitchen/Dining/Family Room 30' 3" x 11' 2" (9.21m x 3.40m) max
- Main Bedroom 14' 6" x 10' 6" (4.42m x 3.20m)
- Bedroom Two 11' 3" x 10' 9" (3.43m x 3.27m)
- Bedroom Four 9' 8" x 9' 0" (2.94m x 2.74m) max



Disclaimer: These particulars do not form part of any offer or contract and should not be relied upon as statements or representations of fact. Any areas, measurements of distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.

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