House - Semi-Detached (EPC Rating: C)

CHRISTOPHER DRIVE, THURMASTON, LEICESTER, LE4 9FX

PRICE:

£269,950

SETHS

3 1 1 C

3 Bedroom House - Semi-Detached located in Leicester

***** THREE BEDROOMS - OFF ROAD PARKING - GARAGE - THURMASTON - SEMI DETACHED *****

This three-bedroom semi-detached home is situated on Christopher Drive in the popular village of Thurmaston, offering a fantastic opportunity for families and first-time buyers alike. A standout feature of this property is the generous front garden, garage, and off-road parking for multiple vehicles — a real rarity in today's market.

To the front, a spacious garden is enclosed by a wooden perimeter, with ample off-road parking, access to the garage, and a pathway leading to both the front door and rear garden. To the rear, a private enclosed garden features a slabbed patio area leading onto a lawned garden, ideal for outdoor entertaining and family use.

Internally, the ground floor briefly comprises an entrance hall, a lounge to the front, and a kitchen diner with direct access to the rear garden. To the first floor are three well-proportioned bedrooms and a family bathroom.

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GROUND FLOOR

ENTRANCE HALL
13'6" x 5'10"
Laminate flooring, radiator, stairs leading to the first floor. Accessed via a uPVC front door. Provides access to the lounge and kitchen.

LOUNGE
13'6" x 11'1"
Laminate flooring, radiator, double-glazed window to the front aspect, spotlighting.

KITCHEN & DINER
13'5" x 11'1"
Vinyl flooring, dining area, radiator, consumer unit, base and high-level units, stainless steel sink, integrated extractor over, space for boiler, space and plumbing for washing machine, space for fridge, partially tiled walls, spotlighting, double-glazed window to the side aspect. uPVC door providing access to the rear garden.

FIRST FLOOR

LANDING
Carpeted flooring, loft hatch. Provides access to all first-floor rooms.

BEDROOM ONE
13'6" x 11'4"
Carpeted flooring, radiator, double-glazed window to the front aspect, built-in storage cupboard.

BEDROOM TWO
11'4" x 6'9"
Carpeted flooring, radiator, double-glazed window to the rear aspect.

BEDROOM THREE
11'3" x 6'5"
Carpeted flooring, radiator, double-glazed window to the rear aspect.

BATHROOM
5'10" x 4'7"
Vinyl flooring, panelled walls, spotlighting, double-glazed window to the side aspect, shower with mixer function, WC.

OUTSIDE

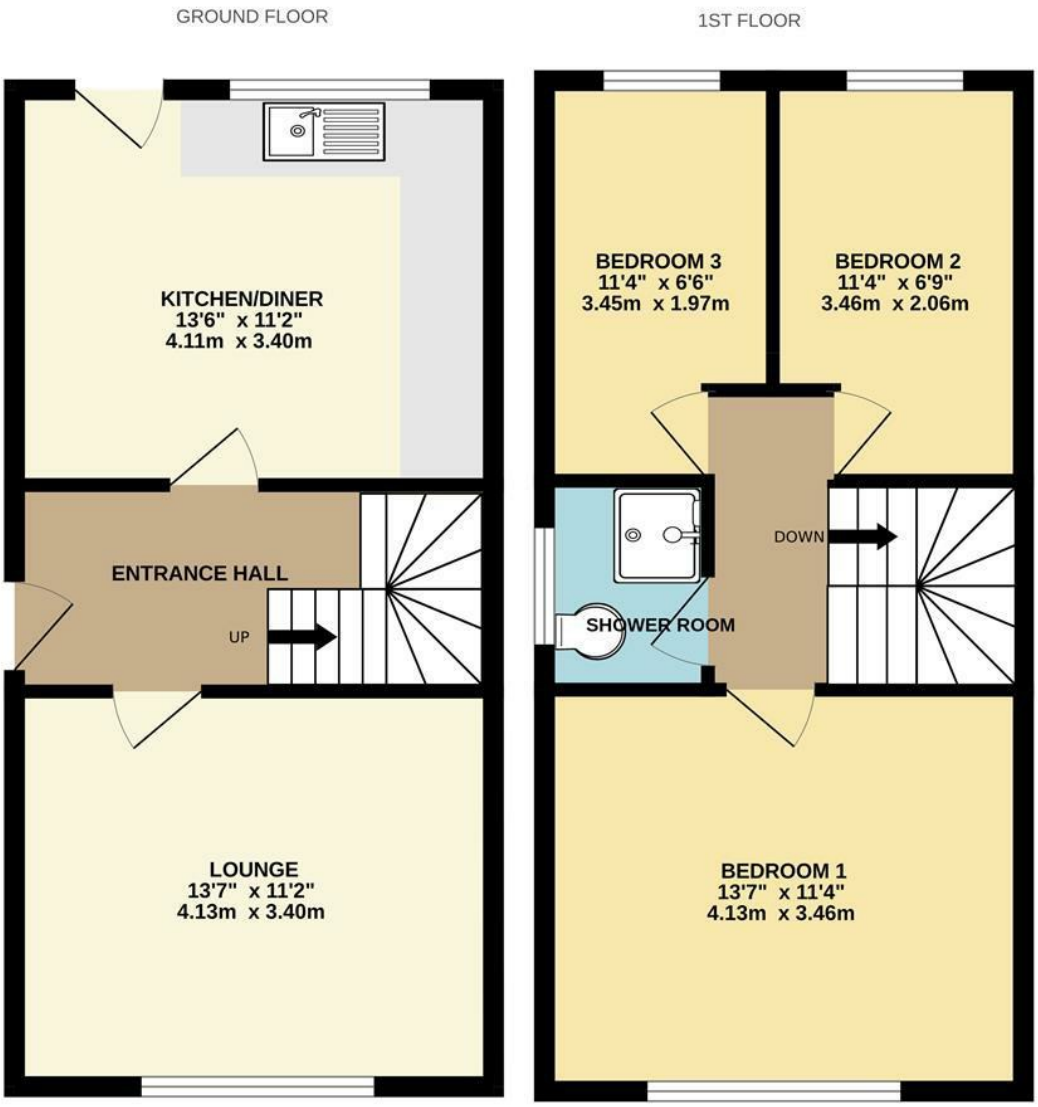
To the front, the property features an ample-sized garden, secluded by a wooden perimeter. There is off-road parking for potentially multiple vehicles, with access to the garage, front door, and side passage to the garden.
Rear To the rear, the garden is secluded by a wooden perimeter and comprises a slabbed patio area followed by a grass lawn.

FREEHOLD

COUNCIL TAX BAND - B

ADDITIONAL INFORMATION

Tenure: Freehold
EPC rating: C
Council Tax Band: B
Council Tax Rate: £1,966.81
Mains Gas: Yes
Mains Electricity: Yes
Mains Water: Yes
Mains Drainage: Yes
Broadband availability: Full Fibre Broadband



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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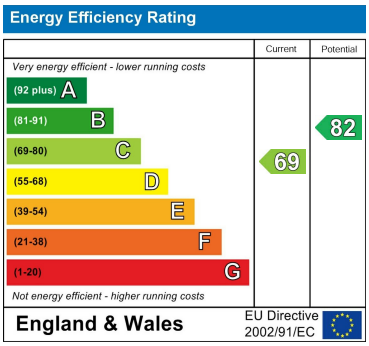
Council Tax Band

B

Energy Performance Graph



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SETHS