



**HENDERSON
CONNELLAN**

ESTATE AGENTS

"Immaculate Interior with Impressive Views! "

Boasting an immaculate white interior with a host of high quality upgrades, this four bedroom detached property is sure to impress with its touch of luxury and its corner plot position with elevated views beyond!



Adcock Road
Market Harborough
LE16 8GN





Built in 2015 by the reputable builder, Redrow Homes, the property is situated in a sought after residential location, within walking distance to the train station, town centre, local schools and amenities. The A6 and A14 are both within easy driving distance, making it the perfect location for commuters to enjoy a peaceful setting, whilst benefiting from convenient access for commuting.

A rare opportunity to be able to purchase this four bedroom detached property, priced in line with other three bedroom properties in the area!

Entrance is gained into the inviting entrance hall with attractive Amtico flooring, access to the storage cupboard, under-stairs laundry cupboard housing the washing machine and tumble dryer, and stairs rising to the first floor.

Beautifully appointed living room in excellent decorative over with high quality carpets, a traditional style white radiator and boasting dual aspect windows with plantation shutters.

Open plan kitchen/dining room spanning across the back of the property offering a fantastic entertaining room overlooking the rear garden with a rear door leading out, and with ample space for a dining table and chairs. The kitchen benefits from ceramic tiled flooring, and array of eye and base level units, a square edge work surface with up stand and a stainless steel one and a half bowl sink. There is an integrated dishwasher, an electric oven, a combination microwave grill, a four ring gas hob with chimney style extractor over and space for a fridge/freezer.

Guest WC with continued Amtico flooring from the entrance hall and comprising a low level WC and a wash hand basin.

Stairs rise to the first floor landing benefitting from being immaculately presented with a traditional style radiator and access to the part boarded loft via a hatch.

Four good sized bedrooms, all boasting a stunning decor with traditional style radiators throughout and three of which are double in size. The main and fourth bedroom are located to the front elevation with plantation shutters and elevated, far-reaching views beyond. The fourth bedroom also benefits from a fitted storage cupboard and wardrobes which will stay with the property.

Modern bathroom featuring high quality Amtico flooring and comprising a traditional style radiator, a low level WC, a wall mounted wash hand basin and a panel enclosed bath with a fitted glass screen and shower over.

Occupying a desirable corner plot, the property boasts a neat and attractive frontage in a prime location. The property boasts an elevated position with a lawn frontage and steps rise up to the front door.

The rear garden is enclosed by a high level brick wall providing a degree of privacy and benefits from a low maintenance design featuring a paved patio offering the ideal entertaining space, a lawn area and well stocked planted borders with a host of established shrubbery and trees. A paved path leads to the secure rear garden providing access to the rear driveway offering off road parking for two cars.



Living Room - 4.34m x 3.43m
(14'3" x 11'3")

Kitchen/Diner - 3m x 5.46m (9'10" x 17'11")

Main Bedroom - 3.99m x 3.23m
(13'1" x 10'7") max

Bedroom Two - 3.15m x 3.33m
(10'4" x 10'11")

Bedroom Three - 3.02m x 2.13m
(9'11" x 7'0")

Bedroom Four - 3.43m x 2.03m
(11'3" x 6'8")

Bathroom - 1.98m x 1.98m (6'6" x 6'6")



*Although great care has been taken to create an accurate floorplan, it is for visual representation only and does not represent exact proportions.



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