



## Penny Lane, Oadby

Offers Over £350,000 Freehold

Three-bedroom end-of-terrace home on a corner plot in Oadby, offered freehold with no upward chain. Driveway parking, en-suite to the principal bedroom and an EPC rating B.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: B



Knightsbridge  
Estate Agents

0116 271 3333





### **Entrance Hall**

Features a double-glazed window within the front door, laminate flooring, stairs to the first-floor landing, a gas radiator and under-stairs storage.

### **Living Room**

15' 10" x 9' 7" (4.82m x 2.91m)

Features a double-glazed window to the front, a double-glazed bay window to the side, carpet flooring, and a radiator.

### **Kitchen Diner**

15' 10" x 10' 1" (4.83m x 3.07m)

Double-glazed windows to the front and side elevations, double-glazed French doors to the side, and laminate flooring, eye-level units with integrated washer-dryer, dishwasher, fridge-freezer, oven, hob, and extractor fan. Features a one-and-a-half-bowl hand-wash basin and drainer unit, and a radiator.



#### **Downstairs WC**

6' 3" x 3' 2" (1.91m x 0.96m)

Laminate flooring, WC, hand-wash basin, and a radiator.

#### **Landing**

Carpet flooring, loft access, side storage cupboard, and a radiator.

#### **Bedroom One**

10' 9" x 9' 9" (3.27m x 2.97m)

Double-glazed window to the side, carpet flooring, and a radiator.

#### **En-Suite**

9' 8" x 4' 9" (2.95m x 1.46m)

Double-glazed window to the front, tiled floor, part-tiled walls, hand-wash basin, WC, walk-in shower cubicle, and a radiator.

#### **Bedroom Two**

10' 4" x 7' 9" (3.16m x 2.37m)

Double-glazed window to the side, carpet flooring, and a radiator.

#### **Bedroom Three**

10' 5" x 7' 10" (3.17m x 2.38m)

Double-glazed window to the front, carpet floor, and a radiator.

#### **Family Bathroom**

6' 5" x 6' 3" (1.95m x 1.90m)

Double-glazed window to the front, tiled floor, part-tiled walls, bath, hand-wash basin, WC, and a radiator.

#### **Front Garden**

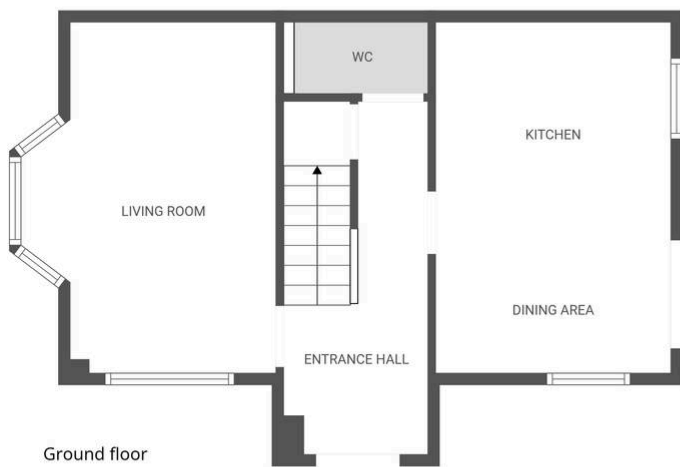
Corner plot featuring a grass lawn wrapping around the property. Includes a slab patio walkway to the front door.

#### **Garden**

Features a patio walkway along the property to the side gate and French doors; the remainder is lawn.

#### **Driveway**

For two vehicles.



Ground floor



1st floor

FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

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