

DOVEDALE CLOSE, MELTON MOWBRAY

Asking Price Of £350,000

Three Bedrooms

Freehold

Middletons
town & country

- DETACHED BUNGALOW
- REFURBISHED THROUGHOUT
- GOOD SIZED GARDEN
- LOCAL AMENITIES CLOSE BY
- GARAGE AND DRIVEWAY
- THREE BEDROOMS
- LOCAL SCHOOLS NEARBY
- SOUTH SIDE OF MELTON MOWBRAY
- COUNCIL TAX BAND D

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Refurbished detached, three bedroom bungalow situated on to the south side of Melton Mowbray, within close proximity to local amenities and the town centre.

The accommodation comprises; entrance hall, lounge, kitchen diner, utility room, shower room, three bedrooms and a dressings room. Outside the property benefits from generous off road parking, garage and a private rear garden.

ENTRANCE HALL A part-glazed door with matching glazed side panel opens into a bright and inviting entrance hall. Having a handy built-in storage cupboard, radiator, and laminate wood flooring underfoot. From here, doors lead off to the main living areas.

KITCHEN 8' 9" x 11' 8" (2.68m x 3.58m) Newly fitted with modern wall, base and drawer units topped with work surfaces and under unit lighting. Ceramic one and a half bowl sink and drainer unit, integrated appliances comprise of a dishwasher, microwave, eye level oven and a gas hob with extractor hood over. Window and external door to the rear garden, kick board heating, strip lighting and laminate wood flooring continuing through to the dining area.

DINING AREA 7' 8" x 13' 7" (2.35m x 4.16m) Having a side facing window allowing plenty of natural light, two radiators, ample room for a dining table and glazed doors to the lounge.

LOUNGE 14' 4" x 11' 8" (4.38m x 3.58m) Having a front facing window with fitted blind, radiator, feature fireplace, TV aerial point and laminate wood flooring.

UTILITY ROOM 4' 3" x 4' 10" (1.32m x 1.48m) Having a wall unit housing the central heating boiler, work surface with space and plumbing for a washing machine and tumble dryer, LED lighting and tiled flooring.

SHOWER ROOM 6' 2" x 7' 5" (1.9m x 2.27m) Comprising of a walk-in shower cubicle, vanity unit wash hand basin and close coupled dual flush WC. Heated towel rail, wall mounted heater, extractor fans, LED lighting and tiled flooring.

BEDROOM ONE 9' 9" x 12' 5" (2.98m x 3.8m) Having a front facing window with a fitted blind, radiator, fitted wardrobes and laminate wood flooring.

BEDROOM TWO 9' 6" x 9' 5" (2.92m x 2.88m) Having a rear facing window with views of the garden, radiator and laminate wood flooring.

DRESSING ROOM 8' 2" x 8' 1" (2.5m x 2.48m) Having an obscure glazed side facing window for privacy, radiator and laminate wood flooring.

BEDROOM THREE 7' 0" x 7' 7" (2.15m x 2.32m) Having a rear facing window with views of the garden, radiator and laminate wood flooring.

FRONT ASPECT Having a very generous shingle driveway to the front providing ample off road parking, decorative shrub beds , paved pathway to the side of the property and leading to the gated access for the rear garden.

GARAGE Having an up and over door, power sockets, lighting and the utility meters.

REAR GARDEN This private garden has a lovely backdrop of trees creating a relaxing space to enjoy. A paved patio area adjacent to the bungalow benefits from courtesy lighting, water tap and electrical sockets. The stylish garden room offers a versatile space, ideal for a home office, creative studio, or tranquil escape with a surrounding decked area. Formal lawn with shrub borders and raised vegetable beds and an open-fronted timber seating area at the bottom of the lawn ensures enjoyment all year round.

AGENTS NOTE Please note that any services, heating, systems or appliances have not been tested by Middletons, and no warranty can be given or implied as to their working order. Fixtures and fittings other than those mentioned to be agreed with the Seller. All measurements are approximate and all floor plans are intended as a guide only.

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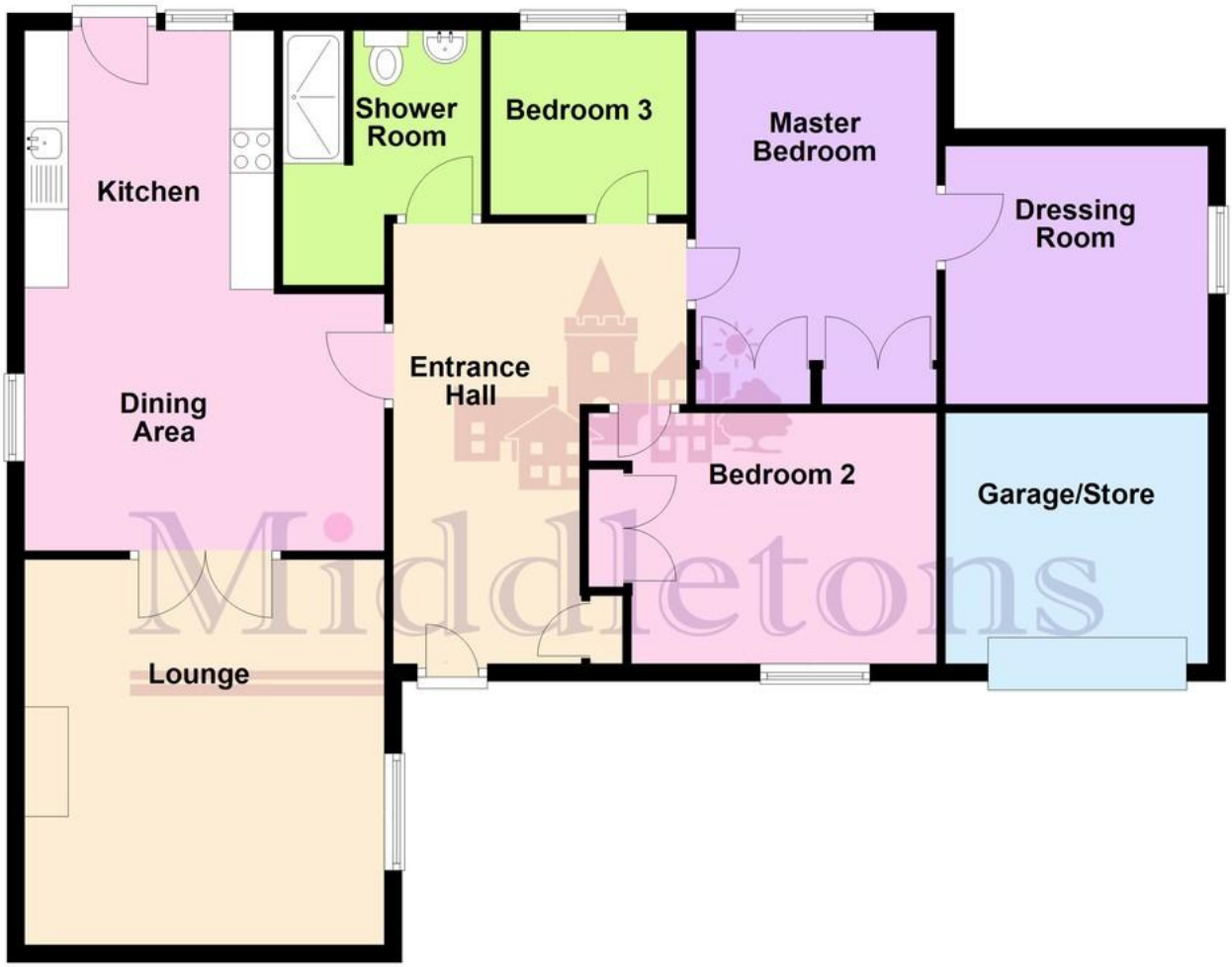




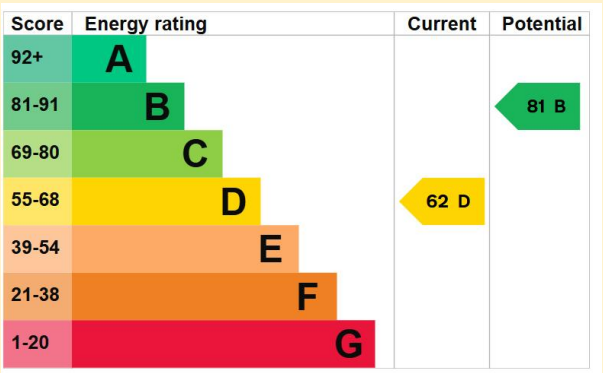




Ground Floor



This floorplan has been produced by Middletons as a guide only. For further information call 01664 566258.
Plan produced using PlanUp.



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.