

nest
ESTATES

Beckworth Grove, Empingham

Oakham, LE15 8PL

£300,000

SUMMARY

- Three-Bedroom Semi Detached House
- Two Bathrooms
- Picturesque Village of Empingham
- Conservatory
- Home Office
- Private Driveway for Off- Street Parking
- Lawned Rear Garden















This well-presented three-bedroom semi-detached home is situated in the picturesque village of Empingham, just moments from beautiful Rutland Water. Ideally positioned between the historic market towns of Stamford and Oakham, the property offers an appealing village lifestyle with convenient access to an excellent range of local amenities.

Offering comfortable and versatile family accommodation, with scope to personalise over time, the property opens into a welcoming entrance hallway. From here, a spacious lounge and dining room leads through to a bright conservatory overlooking the rear garden.

The ground floor also benefits from a fitted kitchen, home office and shower room with enclosed housing for a washing machine and a tumble dryer. Upstairs, there are three well-proportioned bedrooms and a family bathroom. Outside, a private driveway provides ample off-road parking—a particularly valuable feature within the village. To the rear is an enclosed lawned garden with a patio seating area and useful storage shed.









Tenure: Freehold

EPC Rating: **E**

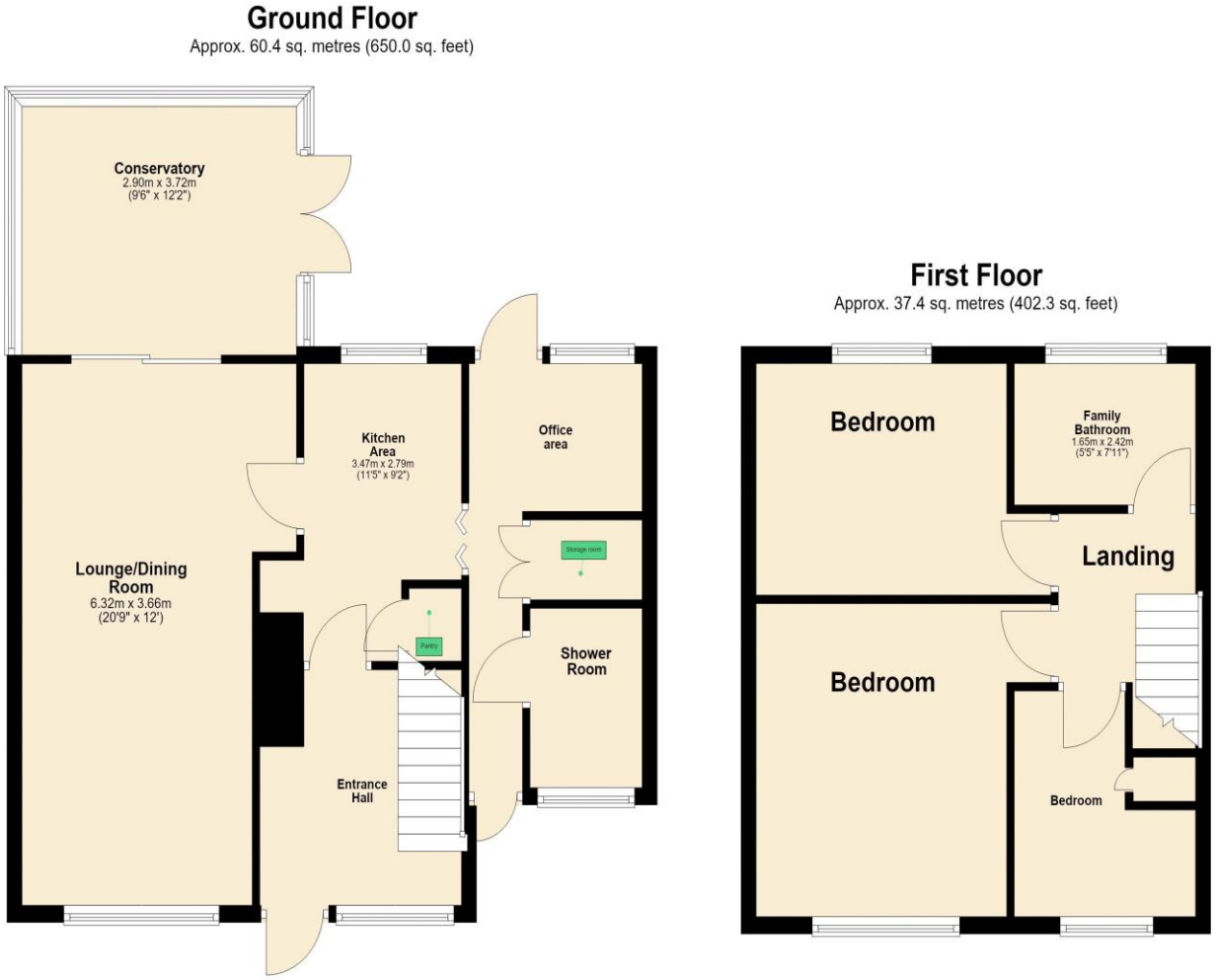
Council Tax Band: **B**

Local Authority: SKDC

Services: Mains Gas, Electric & Water

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Total area: approx. 97.8 sq. metres (1052.3 sq. feet)

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