



Connells

Stoneycroft Road
Earl Shilton Leicester



Property Description

Well-Presented Home in a Popular Residential Location

Situated within a well-established residential area of Earl Shilton, offers comfortable and well-proportioned accommodation ideal for first-time buyers, families, downsizers or investors.

The property benefits from a practical layout and a convenient location close to local amenities and transport links.

Located in a popular residential neighbourhood. Close to Earl Shilton town centre, offering shops, cafés and everyday amenities. Well-positioned for local primary and secondary schools.

Easy access to nearby Hinckley and Barwell for a wider range of retail and leisure facilities. Excellent commuter links via the A47, A5 and M69, connecting Leicester, Coventry and surrounding areas. Nearby parks and green spaces for outdoor enjoyment.

Well-located home offering comfort, convenience and strong commuter connections.

Early viewing is highly recommended.

Property

Step inside this well-presented three-bedroom bungalow, offering a spacious and practical layout.

At the heart of the home is a welcoming hallway that leads through to a generous lounge, filled with natural light and providing views to the front. The kitchen is conveniently positioned just off the dining room.

The property offers three well-proportioned bedrooms, with Bedroom 1 and Bedroom 2 providing double accommodation. A neatly arranged family bathroom serves the home, positioned centrally for easy access.

Outside

Outside, the property benefits from a spacious driveway to the side and a generous front garden providing additional parking space. To the rear, there is a sizeable, low-maintenance private garden.

Garage

A standout feature of this property is the substantial tandem garage, measuring over twice the length of a typical single garage. This generous space offers exceptional flexibility, whether used for extensive storage, hobby or workshop purposes, or as an exciting conversion opportunity. Subject to planning permission, the garage could be transformed into a self-contained annex, home office, studio, or a small business premises, giving the next owner valuable potential to tailor the space to their needs.









Total floor area 76.4 m² (822 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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88 Castle Street
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EPC Rating: C Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/HIN313814



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