



33 Colby Drive, Thurcaston
Guide Price £275,000

MOORE
& YORK



33 Colby Drive

Thurmaston, Leicester

Council Tax band: D

Tenure: Freehold

- Detached Bungalow
- Good Sized Plot
- Lounge/Dining Room & Kitchen
- No Onward Chain
- Two Bedrooms & Shower Room
- Gas Heating & Double Glazing



DETAILED ACCOMODATION

UPVC sealed double glazed door with matching side panel leading to:

ENTANCE HALL

Radiator

LOUNGE AREA

19' 5" x 9' 11" (5.92m x 3.02m)

Radiator, sealed double glazed sliding patio door to rear garden, display fire an surround, TV point, open plan aspect to;

DINING AREA

10' 10" x 8' 0" (3.30m x 2.44m)

Radiator, UPVC sealed double glazed window.

KITCHEN

12' 10" x 7' 2" (3.91m x 2.18m)

Comprising one and a half bowl sink unit with cupboards under, matching base units with work surfaces over, drawers and cupboards under, complementary wall mounted eye level cupboards, tiled splash backs, plumbing for washing machine, UPVC sealed double glazed window and door.

BEDROOM 1

16' 11" x 10' 5" (5.16m x 3.18m)

Radiator, UPVC sealed double glazed bow window, fitted wardrobes and matching draws, access to loft space.

BEDROOM 2

12' 2" x 7' 5" (3.71m x 2.26m)

Radiator, UPVC sealed double glazed window.

SHOWER ROOM

6' 8" x 5' 10" (2.03m x 1.78m)

Three piece suite comprising tiled shower cubicle, wash hand basin and low level WC, radiator.

VIEWING

Strictly through Moore & York Ltd., who will be pleased to supply any further information required and arrange appropriate appointments.





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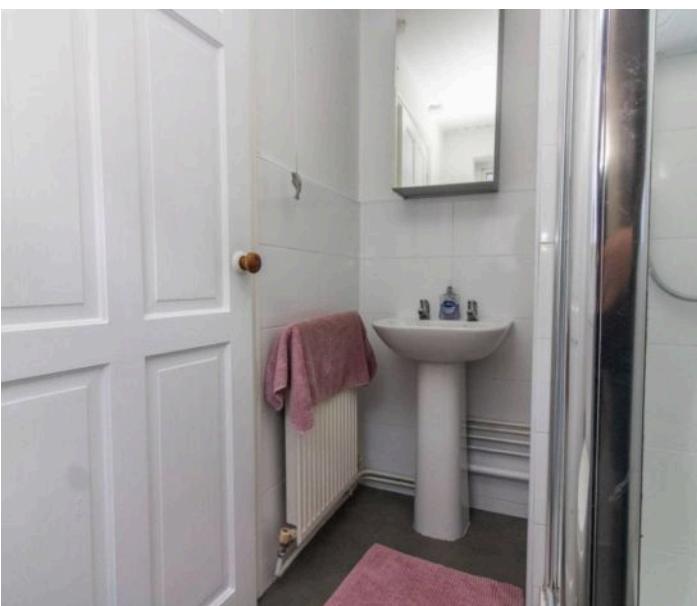
GARDEN

Good sized garden to rear comprising patio area and lawns with evergreen borders

GARAGE

4 Parking Spaces

Ample parking to front leading to side car port and garage.



Ground Floor





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Measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents. Moore & York have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. We have not made any investigations into the existence or otherwise of any issues concerning pollution of land, air or water contamination and the purchaser is responsible for making his own enquiries in this regard.