



27 Stonehill, Castle Donington, DE74 2LY

£1,300 PCM

Situated in this highly sought-after location, this well-presented three-bedroom detached home enjoys an attractive open aspect to the rear and offers spacious, well-maintained accommodation throughout.

The property comprises a welcoming entrance hall with guest cloakroom, a bright and spacious through lounge/dining room, and a modern fitted kitchen. To the first floor are three well-proportioned bedrooms and a family bathroom.

Externally, the property benefits from ample off-road parking, a detached single garage, and an enclosed rear garden, providing an ideal space for relaxing or entertaining.

Located within a popular residential area, this excellent home is well placed for local amenities, reputable schools, and transport links, making it an ideal choice for families and professionals alike.

Available to let – early viewing is highly recommended.

ACCOMMODATION

GROUND FLOOR

ENTRANCE HALL

Accessed via a uPVC framed double glazed entrance door. Stairs rising to the first floor, small understairs storage cupboard, central heating radiator.

GUEST CLOAKROOM

Comprising a suite of wash hand basin and w.c. Opaque uPVC framed double glazed window to the side elevation, tiled floor.

LOUNGE/DINER 30'3" x 9'9" (9.22 x 2.97)

With uPVC framed double glazed window to the front elevation, uPVC framed picture window and door to the rear. Two central heating radiators. Feature fireplace.

KITCHEN 14'9" x 7'8" (4.5 x 2.34)

With units providing work surface, storage and appliance space. One and a quarter bowl sink unit breakfast bar, four ring hob and electric oven. Plumbing for washing machine, breakfast bar, uPVC framed double glazed to the rear elevation tiled floor, double doors opening to lounge.

FIRST FLOOR

LANDING

With access to the roof space, opaque uPVC framed double glazed window to the side elevation.

BEDROOM ONE 12'3" x 10'0" (3.73 x 3.05)

With uPVC framed double glazed window to the rear elevation, Central heating radiator.

BEDROOM TWO 11'8" x 10'9" (3.56 x 3.28)

With uPVC framed double glazed window to the front elevation. Central heating radiator.

BEDROOM THREE 7'9" x 7'9" (2.36 x 2.36)

With uPVC framed double glazed window to the rear elevation. Central heating radiator.

BATHROOM

Comprising a suite in white of panelled bath with main fed shower over, wash hand basin with storage beneath, w.c. Cupboard housing the Worcester central heating boiler, Chrome heated towel rail, opaque uPVC framed double glazed window to the side elevation.

OUTSIDE

PARKING, GARAGE AND GARDEN

The property is set back from the road behind off

street parking. Side access through to the detached garage. To the rear an enclosed garden with patio and shaped lawn.

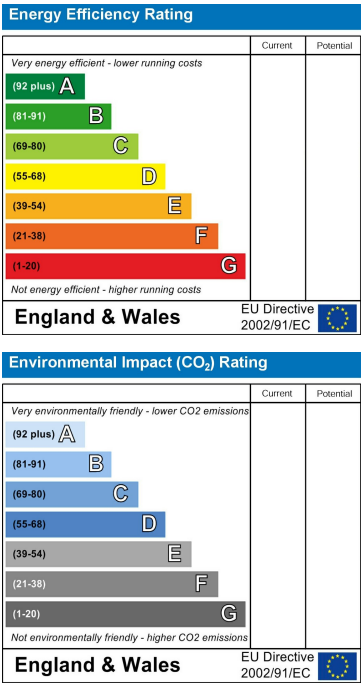
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.