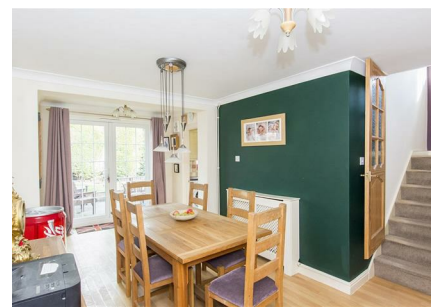


8 Bramley Close, Market Harborough, LE16 7PJ



£325,000

Situated to the sought after Northern end of Market Harborough within close proximity to Ridgeway Primary Academy and Robert Smyth Academy is this superb semi-detached home. Accommodation has been extended to both front and rear to provide over 1,100 square feet of accommodation and there's the added benefit of a garage in block directly opposite the house.

Accommodation briefly comprises; entrance hall, lounge, dining room, kitchen, landing, three bedrooms, bathroom and w/c. Outside the property has front and rear gardens with a driveway directly in front of the property and the single garage in block opposite.

Service without compromise

Entrance Hall



Timber glazed front entrance door. Radiator. Door through to lounge.

Lounge 18'8" x 14'5" (5.69m x 4.39m)



Two double-glazed windows to the front aspect. Gas fire with stone fire place. Two radiators. Double doors though to dining room.

(Lounge Photo Two)



(Lounge Photo Three)



Dining Room 18'11" x 9'3" (5.77m x 2.82m)



Double-glazed French doors leading out to the rear garden. Understairs storage cupboard. Radiator. Door through to kitchen.

(Dining Room Photo Two)



Kitchen 13'0" x 8'10" (3.96m x 2.69m)



Fitted with a range of wall and floor mounted kitchen units with roll edge worktops and complimentary tiling. Double-glazed window to rear. Opaque double-glazed side entrance door. Fitted double oven. Gas hob. Intergrated fridge/freezer. Space and plumbing for washing machine. Stainless steel sink with mixer tap and drainer.

(Kitchen Photo Two)



(Kitchen Photo Three)

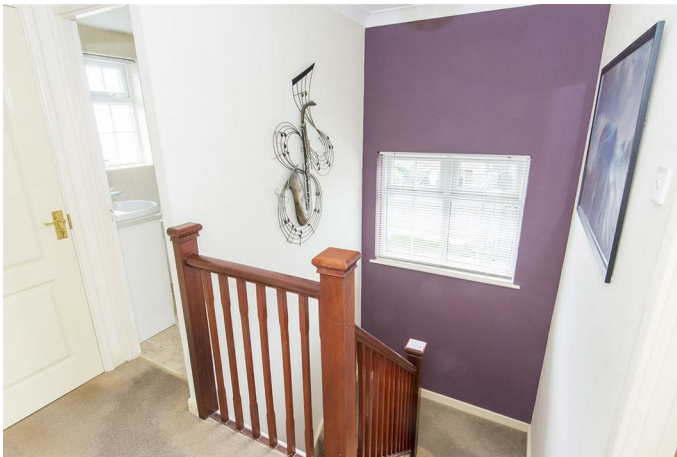


Bedroom One 12'1" x 9'4" (3.68m x 2.84m)



Double-glazed window to front. Fitted wardrobes. Radiator.

Landing



Double-glazed window to side.

(Bedroom One Photo Two)



Service without compromise

Bedroom Two 10'0" x 9'9" (3.05m x 2.97m)



Double-glazed window to rear. Radiator.

(Bedroom Two Photo Two)



Bedroom Three 9'2" x 9'2" (2.79m x 2.79m)



Double-glazed window to front. Radiator.

(Bedroom Three Photo Three)



Bathroom



Three piece suite comprising shower cubicle, panelled bath and wash hand basin. Heated towel rail. Tiled splash backs. Double-glazed window to rear.



(Bathroom Photo Two)



W/C



Double-glazed window to rear. Low flush w/c.

Front Garden



Mainly laid to lawn with concrete and gravelled driveway providing off road parking directly in front of the house. Gated side access leading to the rear garden.

Rear Garden



Mainly laid to lawn with paved patio. Plant borders. Timber shed.



(Rear Garden Photo Two)



Note For Prospective Buyers

Upon acceptance of an offer, all buyers will need to undertake an identification check for which there will be a charge of £50+VAT per person (non-refundable). These checks are completed to meet our obligations under Anti Money Laundering Regulations (AML) and are a legal requirement.

Garage

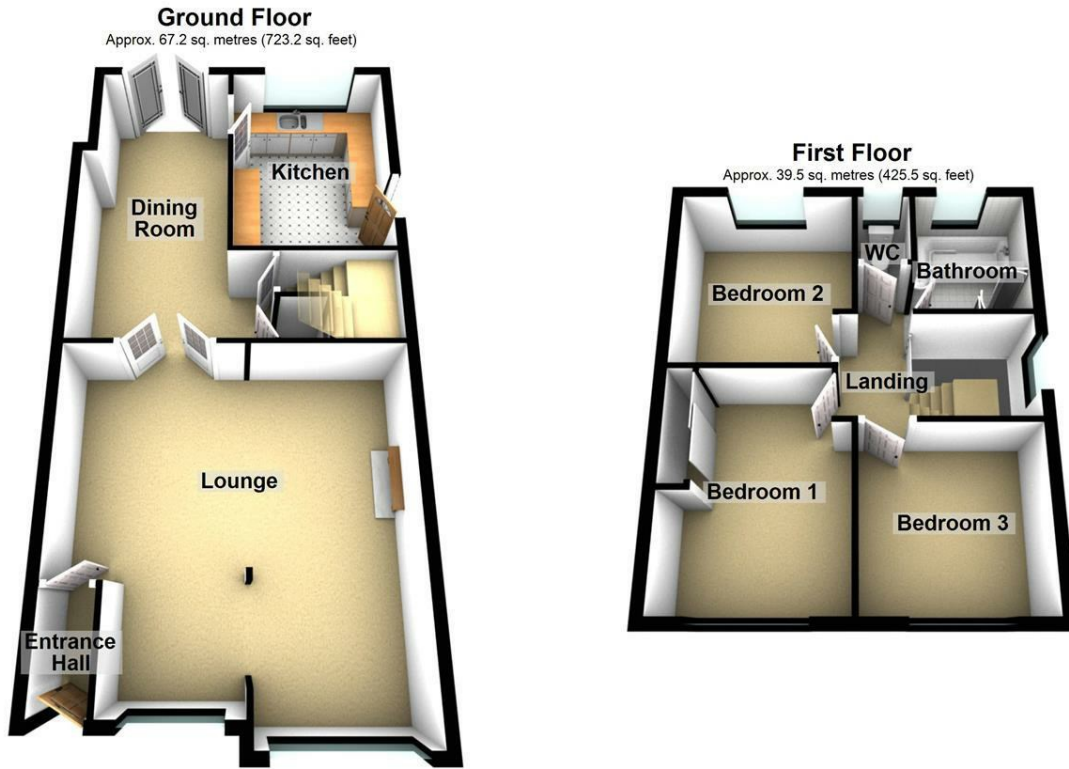


Located in block directly opposite the house with up and over vehicle access door.

Rear Aspect

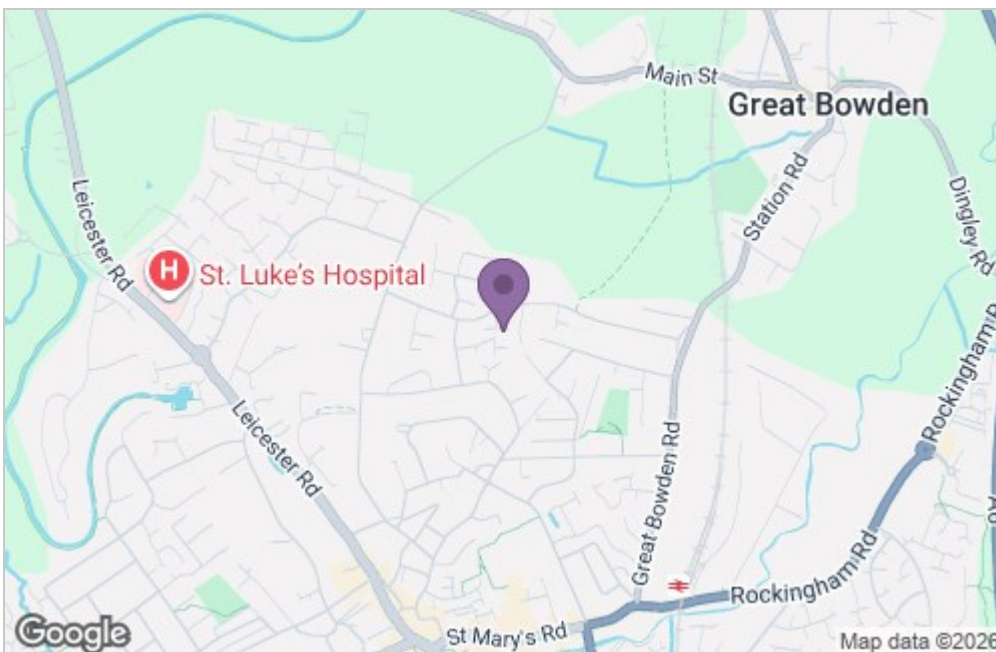


Floor Plan

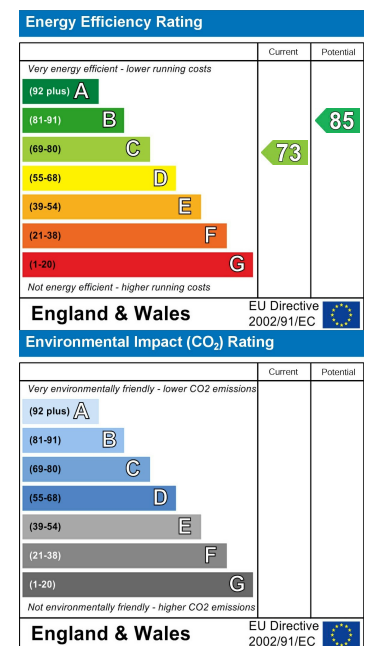


Total area: approx. 106.7 sq. metres (1148.8 sq. feet)

Area Map



Energy Efficiency Graph



Service without compromise