



Clover Way, Syston, LE7



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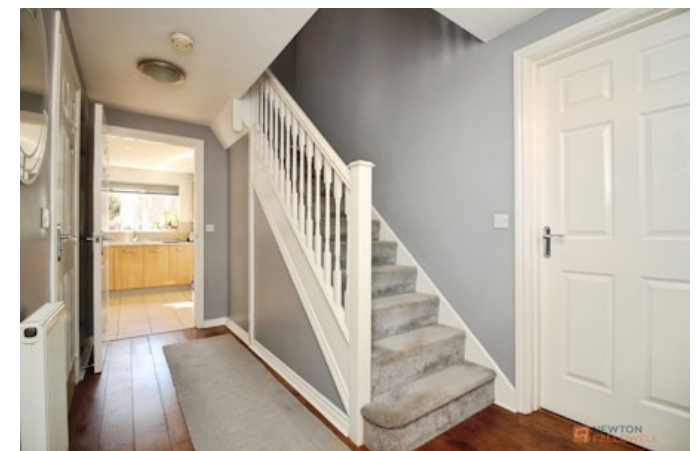
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Offers over £575,000



Key Features

- Five well proportioned bedrooms, two with en-suites
- Executive three storey detached home
- Double garage and double driveway
- Popular development built by Taylor Wimpey
- Breakfast kitchen & utility room
- Perfect for extended families or those in search of more space
- EPC rating TBC
- Freehold





DREAM FAMILY HOME! - Situated on the popular 'Taylor Wimpey' Weavers Lodge development on the outskirts of Syston, this five double bedroom detached home presents an ideal opportunity for families seeking additional space. The accommodation is arranged over three floors and benefits from gas central heating (Boiler Fitted 2024) and double glazing. The ground floor comprises an entrance hall, study, lounge, breakfast kitchen, utility room and guest WC. The first floor offers a lounge, two bedrooms and a family bathroom. Occupying the second floor are three further bedroom, two of which benefit from en-suites. Externally, the property enjoys a lawned rear garden, along with a driveway and double garage located to the rear. Conveniently positioned within walking distance of local schooling and amenities, an internal inspection is highly recommended to fully appreciate the accommodation on offer.

Welcome to your new home

Upon entering the home, you are welcomed into a spacious entrance hallway, featuring a staircase rising to the first floor and access to a convenient ground floor WC. A door to the left leads into a stylish home office, complete with panelled walls and two windows overlooking the front aspect.

The property also offers a generously sized lounge, beautifully presented with solid oak flooring and filled with an abundance of natural light from two front-facing windows, as well as French doors opening out to the rear garden. The space flows seamlessly into the breakfast kitchen, which is fitted with a range of units complemented by roll-edge work surfaces and tiled splashbacks. It features an inset 1.5 bowl sink with drainer, a 'Neff' double oven, four-ring gas hob with extractor hood, integrated dishwasher, and a feature breakfast bar.

A door leads to a useful utility room, providing storage and appliance space, along with a built-in washing machine and boiler (Fitted 2024).

Moving upstairs

A staircase rises to the first floor, where the reception room enjoys windows to the front and rear elevation, allowing for plenty of natural light. The room is finished with carpeted flooring and features a fireplace as a focal point.

This floor also offers two well proportioned bedrooms as well as a family bathroom fitted with a three piece suite comprising a bath, wash basin and WC, with complementary part tiled surrounds.

Ascend to the second floor

A carpeted landing provides access to three practical bedrooms. The principal bedroom has access to its own en-suite shower room, fitted with a modern four-piece suite comprising a shower cubicle, bath, wash hand basin and WC, complemented by neutral decor and a Velux window allowing natural light to flood the space.

Two further bedrooms are located on this floor, one of which benefits from its own en-suite shower room. The en-suite is fitted with a three-piece suite comprising a shower cubicle, wash basin, and WC, and is enhanced by a Velux window allowing for natural light.

Outside

The property enjoys a well-maintained, predominantly lawned garden, enclosed by fencing and equipped with external power. A patio area sits directly adjacent to the house, providing an ideal space for outdoor seating and entertaining, while a separate decking area offers a more private and relaxed setting for al fresco dining.

To the rear, there is a detached double garage measuring 5.41m x 5.54m, featuring light, power, two up-and-over doors, and convenient access via a personal side door. A double driveway is located to the front of the garage, providing ample off-road parking.

Location

Syston is a thriving town located just north of Leicester, offering an extensive range of local shopping and schooling facilities. With a vibrant community atmosphere, the town is ideally positioned for convenient access to Leicester, as well as the nearby centres of Melton Mowbray and Loughborough.





Excellent transport links include the A46 western bypass, providing direct connections to the M1 motorway, making it particularly well suited for commuters.

Tenure & Council Tax

We understand the property to be freehold with vacant possession upon completion. Charnwood - Tax Band F. Please be advised that when a property is sold, local authorities reserve the right to re-calculate the council tax band.

Viewing Arrangements

Viewings are strictly by appointment only.

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Agents Note

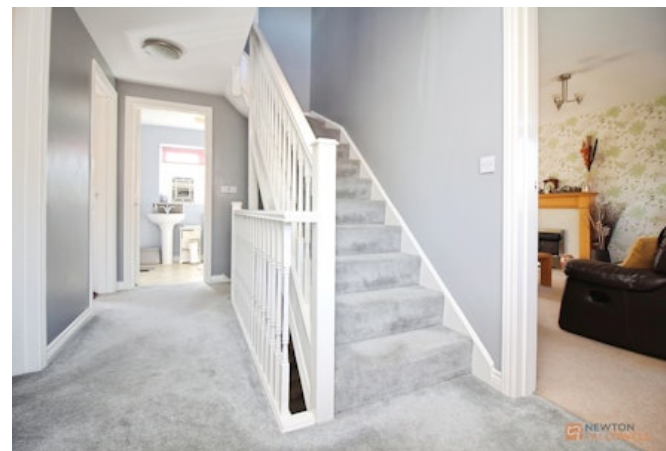
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Referrals

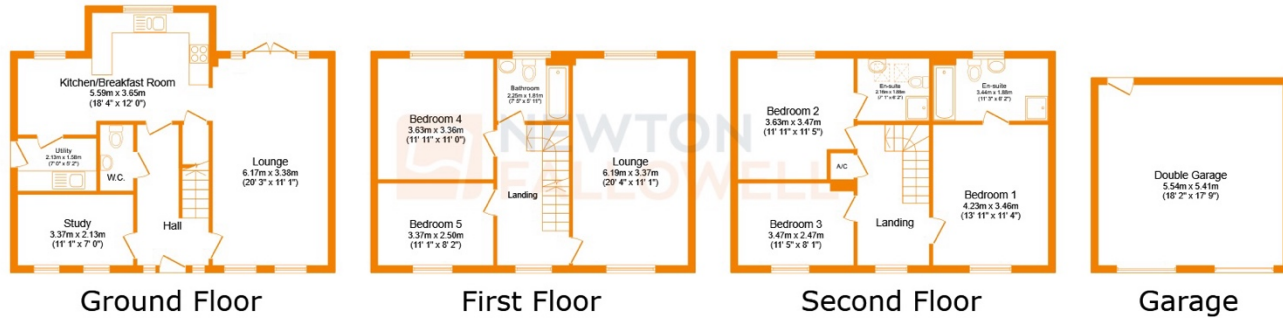
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