

14 Barnard Gardens
Market Harborough
LE16 9JQ

Offers Over £425,000



OSCAR JAMES

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WHAT'S GREAT?

Situated within a desirable residential setting in Market Harborough, this impressive four-bedroom detached home offers well-proportioned and versatile accommodation, complemented by a number of thoughtful improvements and a beautifully landscaped garden.

The property provides an excellent balance of comfortable family living and modern-day practicality, with the former garage having been converted to create a dedicated home office, ideal for those working remotely or requiring a quiet space to work or study.

At the heart of the home is a welcoming, family living space, complemented by a bright and versatile garden room overlooking the garden. This additional reception area provides an ideal space for relaxing and entertaining, while creating a wonderful connection between the indoors and the garden.

The home also benefits from a well-appointed and upgraded kitchen, together with

a useful utility room/ WC, providing excellent practicality for everyday family life.

There are four well-proportioned bedrooms, with the principal bedroom enjoying the benefit of a recently installed en-suite shower room. The remaining bedrooms are served by a well-appointed family bathroom, providing comfortable accommodation for family and guests alike.

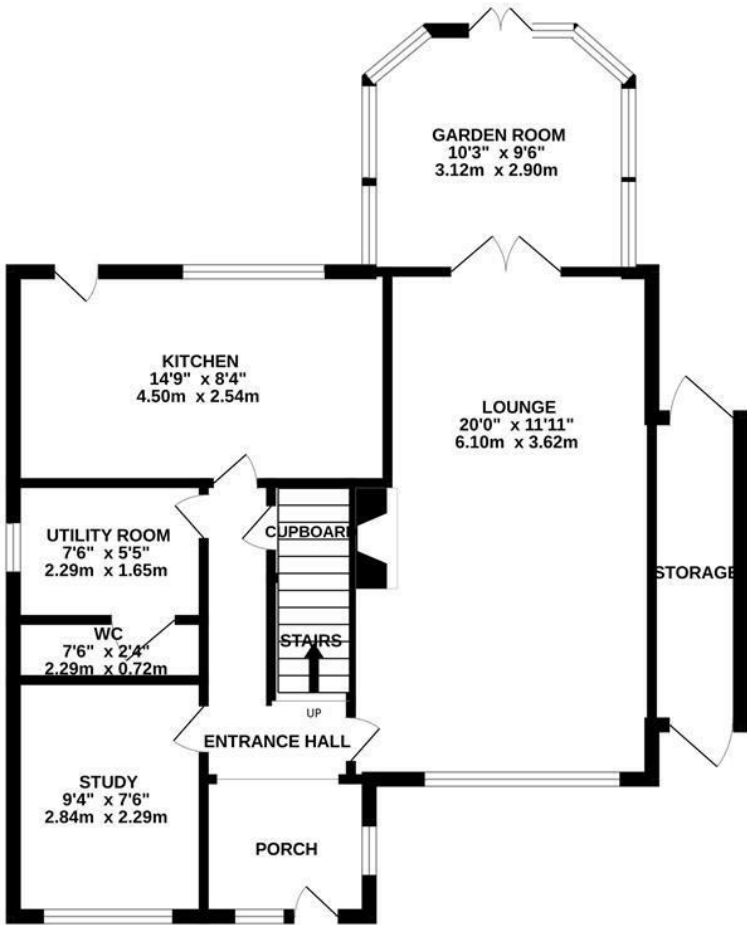
Outside, the property enjoys a particularly attractive landscaped and well-maintained garden, offering a private and established setting for relaxing, entertaining and enjoying the outdoors.

With its versatile accommodation, dedicated home office, upgraded kitchen, garden room and landscaped garden, this is a superb family home offering both comfort and flexibility in a popular Market Harborough location. Early viewing is highly recommended to fully appreciate the quality, space and versatility on offer.

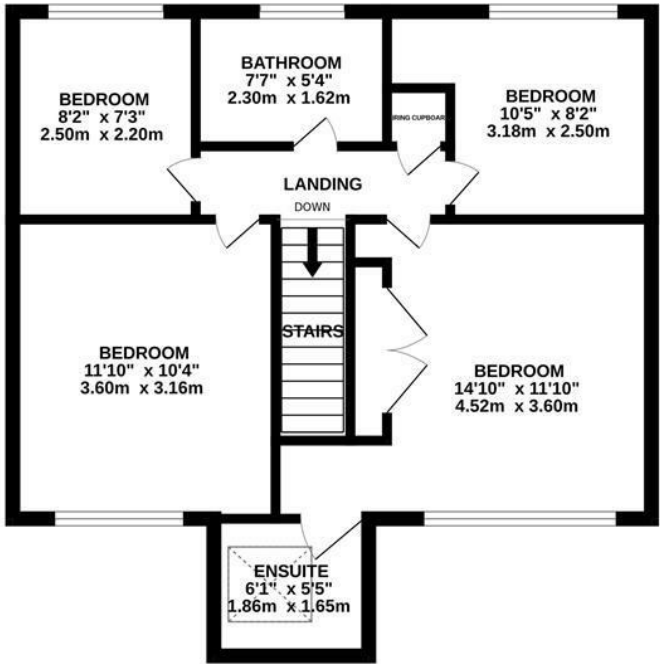
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Floor Plan

GROUND FLOOR
709 sq.ft. (65.9 sq.m.) approx.



1ST FLOOR
537 sq.ft. (49.9 sq.m.) approx.



TOTAL FLOOR AREA: 1247 sq.ft. (115.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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AT A GLANCE...



Spacious living room and
Conservatory



Upgraded kitchen



Four spacious bedrooms



Family bathroom and upgraded
en-suite shower room



Beautiful, landscaped rear garden



Driveway for off road parking





SELLER'S SECRET

We have thoroughly enjoyed living here and during our time in the property, have made a number of improvements and upgrades to create a comfortable and welcoming home. We have particularly loved it as a family home and hope the next owners will enjoy living here as much as we have.



Why we like it....

We think this is a superb opportunity to acquire a well-presented and versatile detached home, in a popular Market Harborough location. Early viewing is highly recommended to fully appreciate the space, improvements and flexibility this property has to offer.

OSCAR JAMES

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To buy or not to buy....
