



24 New Road, Kibworth Beauchamp
£350,000

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24 New Road

Kibworth Beauchamp, Leicester

Three-bedroom semi-detached home in Kibworth Beauchamp with renovated kitchen and bathroom, double garage, large plot, EV charging, summer room, and spacious garden. Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: F

- Three-bedroom semi-detached family home
- Recently renovated kitchen and bathroom
- Generous plot with large rear garden
- Large driveway with ample parking
- Double garage with EV charging point
- Versatile gas-heated summer room
- Two spacious reception rooms
- Popular Kibworth Beauchamp location





Generous Plot | Double Garage | Recently Renovated Kitchen & Bathroom | Three Bedrooms

Situated in a convenient position close to the heart of Kibworth Beauchamp, this attractive three-bedroom semi-detached home offers well-proportioned accommodation, a generous plot and excellent outside space, including a large driveway, double garage and useful additional summer room.

The property has been thoughtfully updated by the current owner, with both the kitchen and family bathroom having been recently renovated, creating a home that combines the character and proportions of a traditional property with modern-day practicality.

Upon entering, the spacious reception accommodation provides a comfortable lounge with windows to two aspects, allowing plenty of natural light into the room. The separate dining room provides an excellent space for family meals and entertaining and leads through to the recently renovated kitchen, which is well equipped with a range of integrated appliances including a cooker, extractor hood, dishwasher, fridge and freezer. Smart lighting and a Hive heating system add further convenience.

To the first floor are three bedrooms, comprising two good-sized double bedrooms and a further single bedroom, together with the recently renovated family bathroom.

Outside, the property benefits from a particularly generous plot. To the front is a large driveway providing ample off-road parking and access to the double garage, with an EV charging point also installed. The rear garden offers a combination of lawn and patio areas, with a large garden providing plenty of space for children, entertaining and outdoor activities.

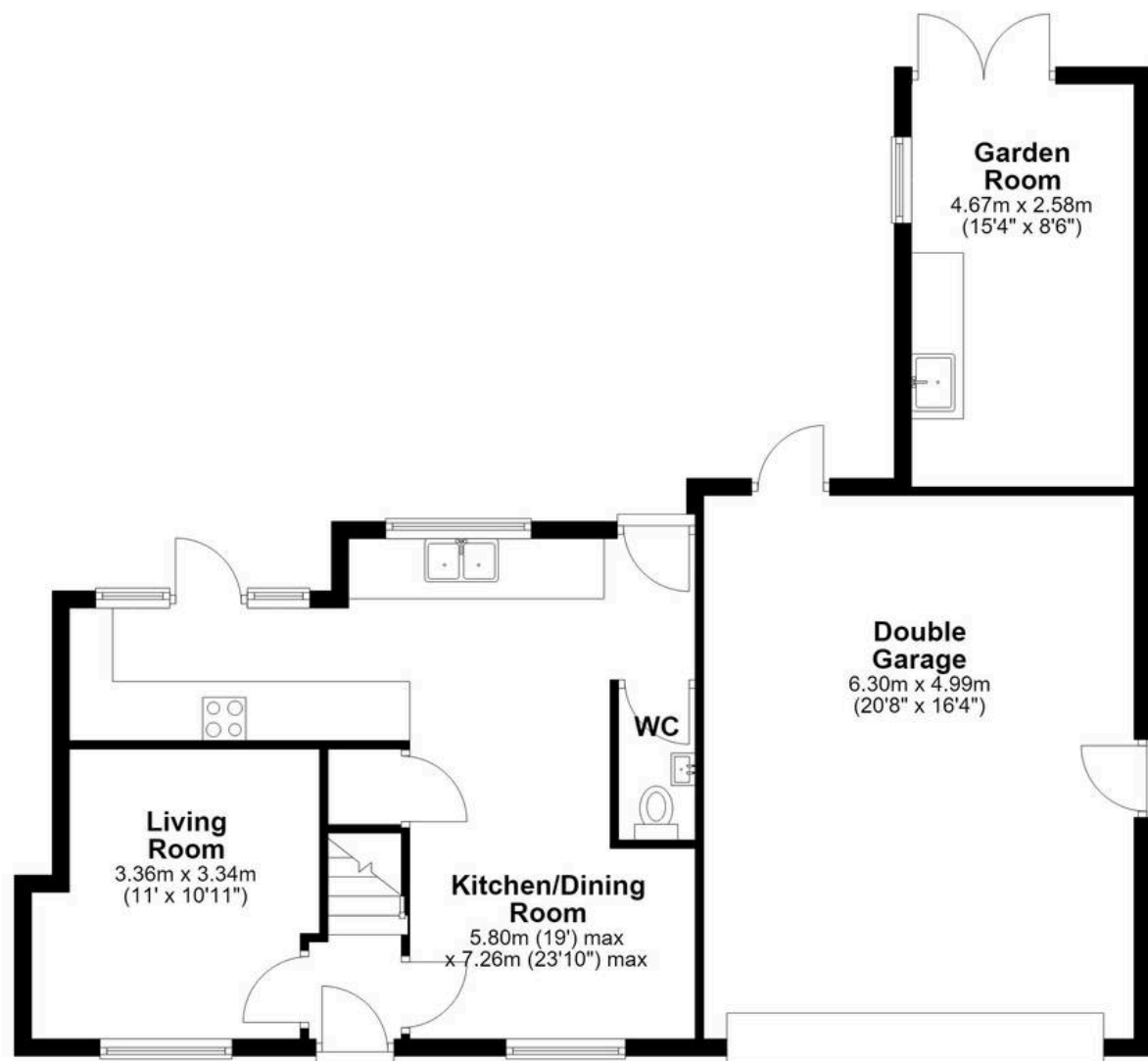
A further highlight is the gas centrally heated summer room, which offers considerable versatility and could be used as a home office, gym, playroom or additional hobby space. There is also a shed and further outbuilding/storage space within the garden.

Overall, this is a well-proportioned and substantially improved family home offering the combination of three bedrooms, generous gardens, excellent parking, a double garage and versatile additional accommodation, all within easy reach of the amenities and village centre of popular Kibworth Beauchamp.



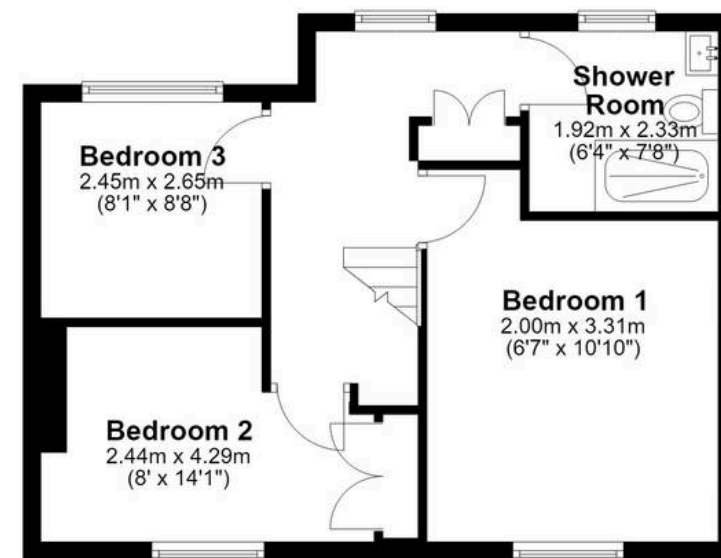
Ground Floor

Approx. 84.6 sq. metres (910.2 sq. feet)



First Floor

Approx. 42.5 sq. metres (457.8 sq. feet)



Total area: approx. 127.1 sq. metres (1368.0 sq. feet)

All efforts have been made to ensure that the measurements on this floorplan are accurate however these are for guidance purposes only.
Plan produced using PlanUp.



Andrew Granger & Co (Part of Sheldon Bosley Knight)

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These particulars are thought to be materially correct. Their accuracy is not guaranteed and they do not form part of any contract.