ADAMS & JONES

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Service without compromise

18 Willow Crescent, Market Harborough, LE16 9DT

Offers Over £300,000

A substantial chalet style family home well located in an established area on the edge of town. Offered in good decorative order with the addition of a small extension to the rear, and a useful attic room.

The gas centrally heated and double glazed accommodation comprises: Entrance hall, lounge, extended dining room, fitted kitchen, landing, three good sized bedrooms, family bathroom and 20'2" x 11'11" pitched roof attic room.

The rear garden is a good size and private, and there is off road parking for two cars, and a single integral garage.

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Every care is taken in the preparation of these particulars but their accuracy is not guaranteed nor do they constitute any part of an offer or contract. The property is offered subject to it being unsold and that all offers and negotiations are to be made and conducted through this office. All properties are offered subject to contract.

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Entrance Hall

Accessed via UPVC front door. Opaque double-glazed window and multi pane door through to lounge.

Lounge 16'5" x 11'11" (5.00m x 3.63m)

Double-glazed window to the front elevation. Feature log affect fitted gas fire and surround. Radiator. Dado rail. Television point. Door to stairs rising into the first floor. Television point. Multi paned double doors to dining room.

Lounge (Photo 2)

Dining Room 13'11" x 10'5" (4.24m x 3.18m)

Double-glazed French doors opening out to the rear garden. Radiator. Built in storage cupboards with shelving. Door to kitchen/breakfast room.

Dining Room (Photo 2)

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Kitchen/Breakfast Room 11'6" x 9'1" (3.51m x 2.77m)

Fitted base and wall units. Laminated work surfaces with complimentary tiled splashbacks. Fitted double oven and gas hob with extractor fan over. Under stairs spacious storage cupboard. Opaque double-glazed door leading outside. Double-glazed window to the rear elevation. Stainless steel single sink and drainer. Laminate tiled flooring.

Kitchen/Breakfast Room (Photo 2)

First Floor Landing

Opaque double-glazed window. Radiator. Stairs rise into the attic room. Doors to rooms.

Bedroom One 13'7" x 9'11" (4.14m x 3.02m)

Double-glazed window with views over open paddock land to the front aspect. Radiator.

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Bedroom One (Photo 2)

Bedroom Two 13'6" x 9'10" (4.11m x 3.00m)

Double-glazed window with view to the front aspect. Radiator.

Bedroom Two (Photo 2)

Bedroom Three 13'1" x 6'11" (3.99m x 2.11m)

Double-glazed window to the rear aspect. Radiator.

Bedroom Three (Photo 2)

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Bathroom

Panelled bath with mains shower fitment over. Pedestal wash hand basin. Low level wc. Complimentary tiling. Radiator. Electric shaver point. Opaque double-glazed window. Door to spacious walk in storage/boiler cupboard also housing gas fired combination central heating boiler.

Attic Room 20'2" x 11'11" (6.15m x 3.63m)

Two double-glazed Velux windows with views to the front aspect. Electric panel heater. Television point.

Attic Room (Photo 2)

Outside

To the front of the property is hard standing for two or three cars. There is gated pedestrian side access to the rear garden.

The rear garden is laid mainly to lawn with a paved patio area. It is enclosed by timber lap fencing and there is a timber garden store. The rear garden affords a good deal of privacy.

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View To Front

Rear Aspect

Garage 15'9" x 7'10" (4.80m x 2.39m)

Integral garage with up and over door, power and light.

Rear Garden

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.

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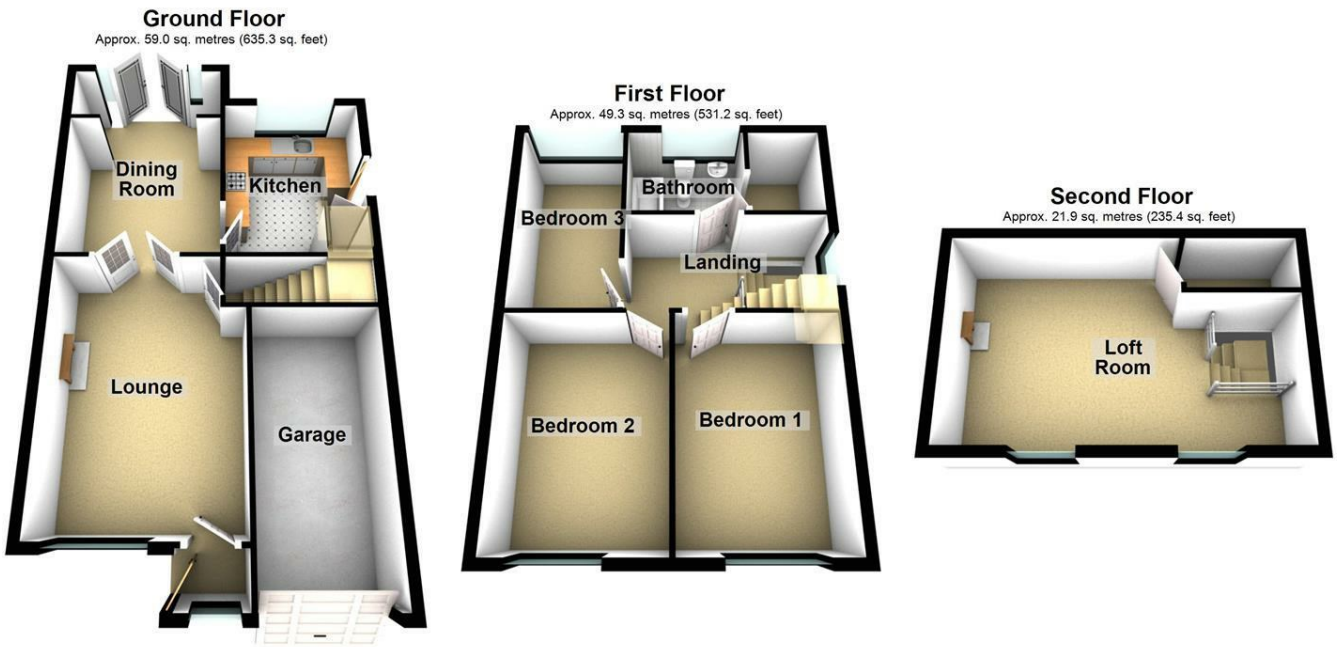
Floor Plan



Total area: approx. 130.2 sq. metres (1401.9 sq. feet)

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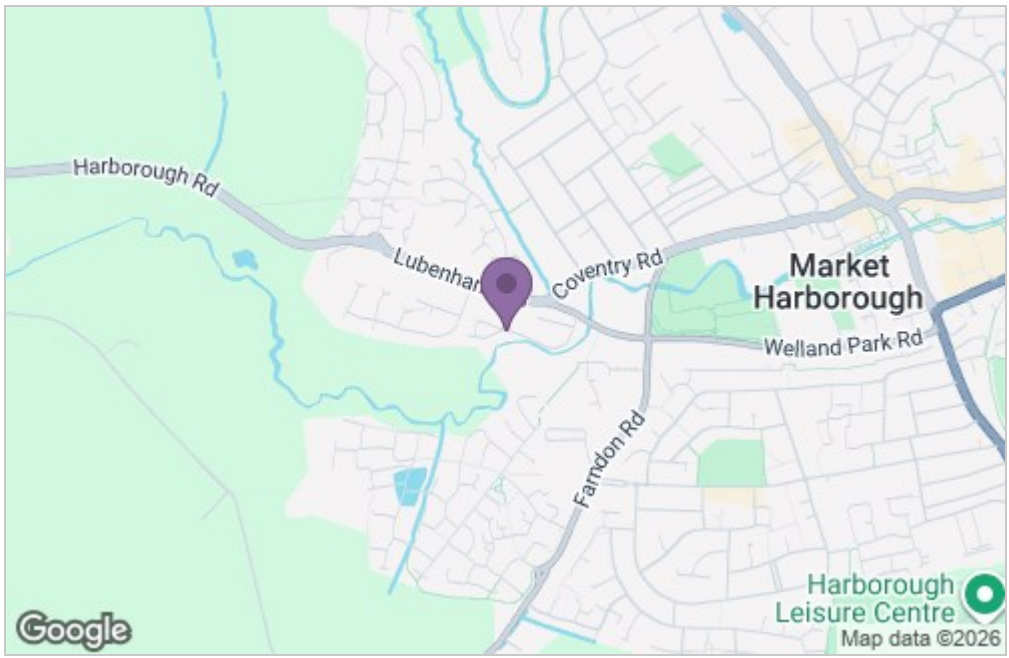
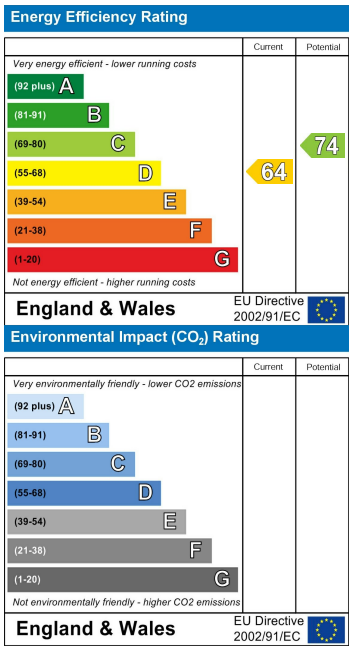
Area Map



Energy Efficiency Graph