



19 Buttermere Close, Melton Mowbray, LE13 0LT  
£200,000

**Shouler & Son**  
Land & Estate Agents, Valuers & Auctioneers

# 19 Buttermere Close Melton Mowbray LE13 0LT

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A well-presented end town house, an excellent opportunity for a first-time buyer or young family seeking a home in a sought-after area of Melton Mowbray.

Offered to the market with the significant benefit of No Chain, parking to the front and a private rear garden, it offers everything needed for a convenient and enjoyable lifestyle.





Kitchen

## Description

Welcome to this well-presented end town house, an excellent opportunity for a first-time buyer or young family seeking a home in a sought-after area of Melton Mowbray. Offered to the market with the significant benefit of No Chain, this property is in good condition throughout, providing a comfortable and welcoming living environment from the moment you step inside. With parking to the front and a private rear garden, it offers everything needed for a convenient and enjoyable lifestyle.

The home's interior is bright and well-maintained, with a thoughtful layout designed for modern living. The ground floor features a spacious and welcoming living-dining room, offering plenty of space for both relaxation and entertaining. The well-equipped kitchen provides a practical space for cooking, with a door that leads directly out to the rear garden, perfect for summer barbecues and al fresco dining. A convenient downstairs WC adds to the practicality of the home.

Upstairs, you will find three comfortable bedrooms. The main bedroom is a good size, while the two additional bedrooms are ideal for children, guests, or a home office. These rooms are serviced by a tidy family bathroom, complete with a white suite, a bath, and an electric shower over.

To the front of the property, there is a dedicated parking area, a rare and highly desirable feature for a home in this location. To the rear, the private and enclosed garden provides a safe space for children to play or for you to relax. It features a patio area, a lawn, and a useful shed for storage.

This is a wonderful opportunity to acquire a lovely home with a sense of space and practicality, all in a great location and with the added bonus of no onward chain.



Area off the kitchen



Bedroom



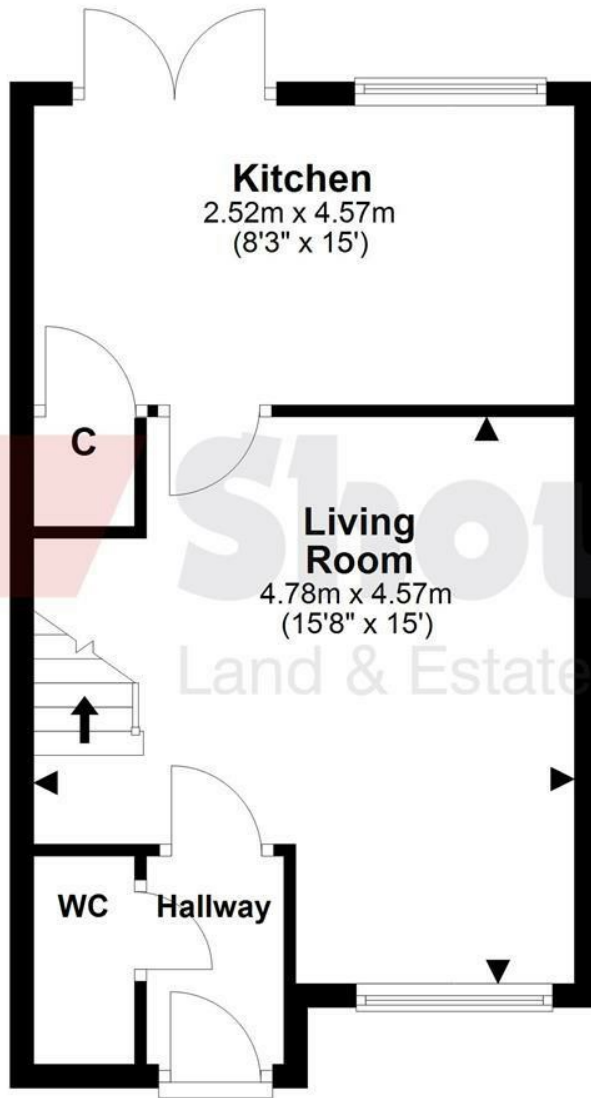
Bedroom



Bathroom

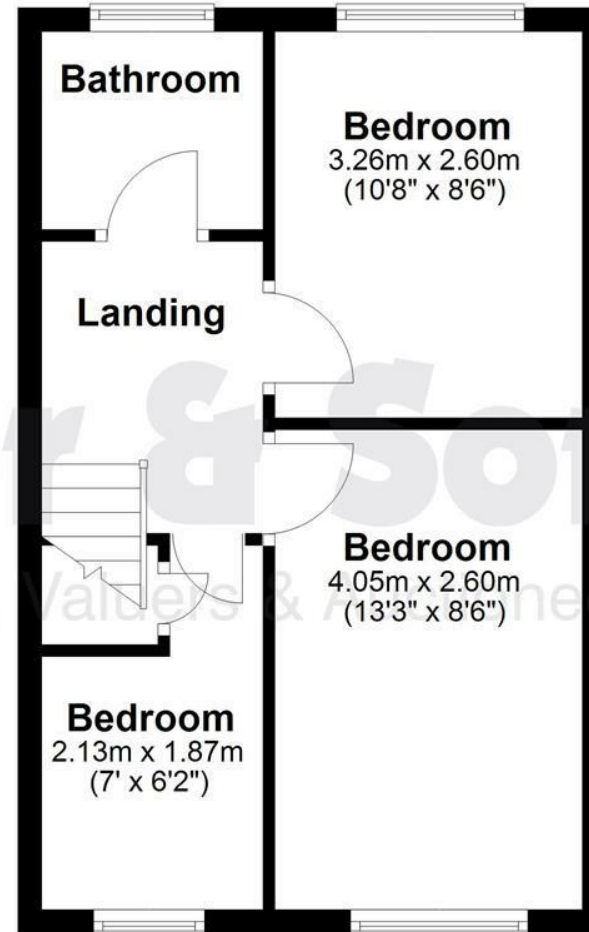
## Ground Floor

Approx. 35.2 sq. metres (379.3 sq. feet)

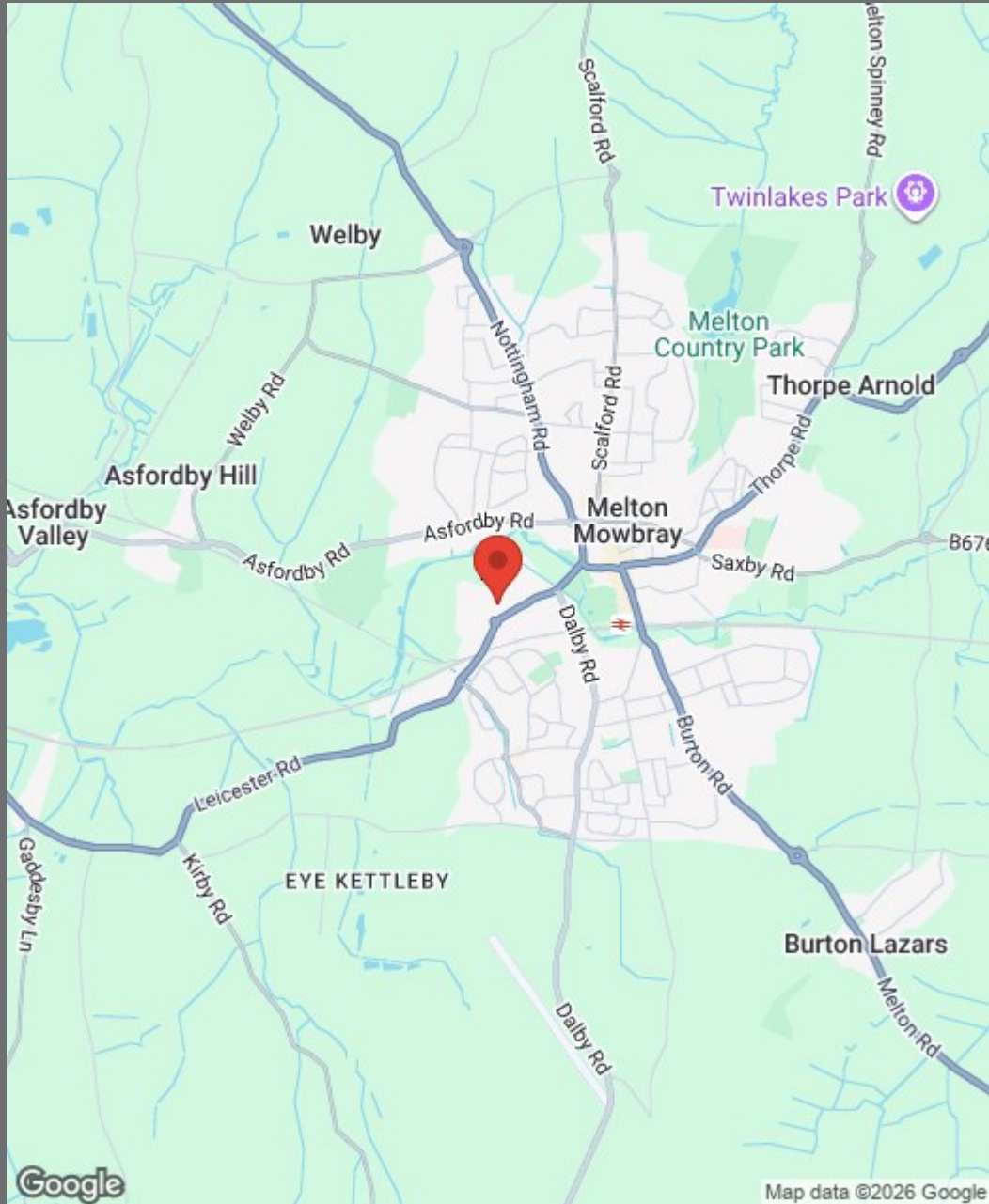


## First Floor

Approx. 33.8 sq. metres (363.9 sq. feet)



DISCLAIMER: Please note that this floorplan is for marketing purposes and this is to be used as a guide only.  
Plan produced using PlanUp.



Garden

- Well-presented end town house
- Three good-sized bedrooms
- Offered with No Onward Chain
- Spacious living-dining room
- Parking to the front of the property
- Tidy, enclosed rear garden
- Double glazing and gas central heating
- In good condition throughout
- Requires some cosmetic decoration
- Ideal for a first-time buyer or family



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County Chambers, Kings Road,  
Melton Mowbray, Leicestershire LE13 1QF

[www.shoulers.co.uk](http://www.shoulers.co.uk)  
[salesenquiries@shoulers.co.uk](mailto:salesenquiries@shoulers.co.uk)

**Tel: 01664 560181**

  
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