

Hill Field, Oadby Grange

Leicester

Guide Price

£475,000



Bedrooms: 5 | **Bathrooms:** 2 | **Receptions:** 2

Accomodation;

This impressive five-bedroom detached family home offers exceptionally spacious and versatile accommodation, thoughtfully arranged over two floors and perfectly suited to modern family living.

The property is approached via an enclosed porch, providing a welcoming entrance before leading into a generously proportioned lounge. Filled with natural light, this inviting reception room offers an ideal space to relax and seamlessly opens into the dining room, creating an excellent layout for both everyday family life and entertaining guests. The dining room enjoys views over the rear garden and provides easy access to the kitchen, which is fitted with a range of wall and base units, offering ample storage and workspace. Beyond the kitchen, the sun room provides an additional reception area, creating a wonderful place to enjoy the garden throughout the seasons, whether as a sitting room, playroom or informal dining space.

The ground floor also benefits from a convenient WC and a versatile fifth bedroom, which could equally be utilised as a home office, guest bedroom or study, depending on the needs of the new owners.

The first floor continues to impress with four well-proportioned double bedrooms, all benefiting from fitted wardrobes to maximise storage. The principal bedroom is a generous retreat, complete with its own en-suite shower room, while the remaining bedrooms are served by a well-appointed family bathroom featuring a three-piece suite.

Externally, the property enjoys excellent kerb appeal with a driveway providing ample off-road parking. To the rear, the beautifully sized garden offers a high degree of privacy and enjoys a sunny aspect throughout much of the day. Predominantly laid to lawn with mature planting and established borders, the garden provides a superb setting for outdoor entertaining, family gatherings or simply relaxing in peaceful surroundings.

Offering flexible accommodation, generous room proportions and an abundance of natural light throughout, this is a wonderful family home that has been designed to cater for every stage of modern living.

Location;

The location of this home is equally impressive. Just a stone's throw away, you will find the esteemed Woodland Grange Primary School, renowned for its 'Outstanding' Ofsted rating. A wealth of local amenities awaits in Oadby town centre, mere minutes away, offering a diverse range of shops, supermarkets, leisure facilities, and esteemed educational institutions, both public and private.

Commuting and transportation are made easy with excellent access to the local transport network, including the A6 Great Glen bypass and the city's inner and outer ring road system. This provides convenient connections to the M1 and M69 motorways, as well as Leicester city centre. For those seeking expedient travel, fast and frequent rail services are a mere 15 minutes away at Leicester Station, while Market Harborough is just 20 minutes away, allowing for effortless journeys to London St Pancras International in just over an hour.=

















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