



124 Barrow Road, Quorn - LE12 8DL
£700,000

**ANDREW
GRANGER & CO**

Part of

**SHELDON
BOSLEY
KNIGHT** LAND AND
PROPERTY
PROFESSIONALS





124 Barrow Road

Quorn, Loughborough

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- EXTENDED DETACHED FAMILY HOME OF GENEROUS PROPORTIONS
- SITUATED ON THE VERY EDGE OF THE VILLAGE OVERLOOKING PLAYING FIELDS
- GAS CENTRAL HEATING, UPVC DOUBLE GLAZED WINDOWS
- HALLWAY AND CLOAKROOM, UTILITY ROOM
- 4 RECEPTION ROOM, BREAKFAST KITCHEN
- 5 BEDROOMS, EN SUITE SHOWER ROOM, LARGE BATHROOM
- EXTENSIVE DRIVEWAY, DETACHED DOUBLE GARAGE AND STORE ROOM







A generously proportioned extended detached house built by David Wilson Homes on the very edge of this highly sought after Charnwood village overlooking playing fields. Gas central heating, UPVC double glazed windows, entrance hall, cloakroom/w.c., lounge, garden room, dining room with arch to sitting room, fitted breakfast kitchen and utility room. 5 bedrooms, en suite shower room, large bathroom (potential to make into 2).

Extensive driveway and parking for several vehicles, detached double garage with attached storage room (potential for further uses subject to suitable consent), gardens to 2 side offering a good level of privacy.

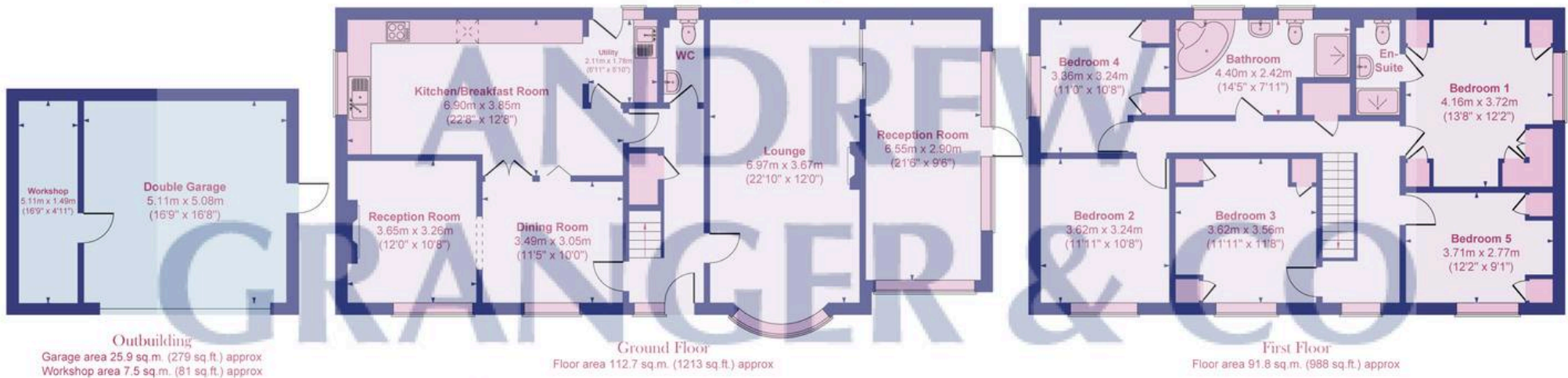
ENTRANCE HALL
CLOAKROOM/W.C.
LOUNGE
GARDEN ROOM
DINING ROOM
SITTING ROOM
BREAKFAST KITCHEN
UTILITY ROOM
FIRST FLOOR LANDING
BEDROOM 1
EN SUITE SHOWER ROOM
BEDROOM 2
BEDROOM 3
BEDROOM 4
BEDROOM 5
BATHROOM



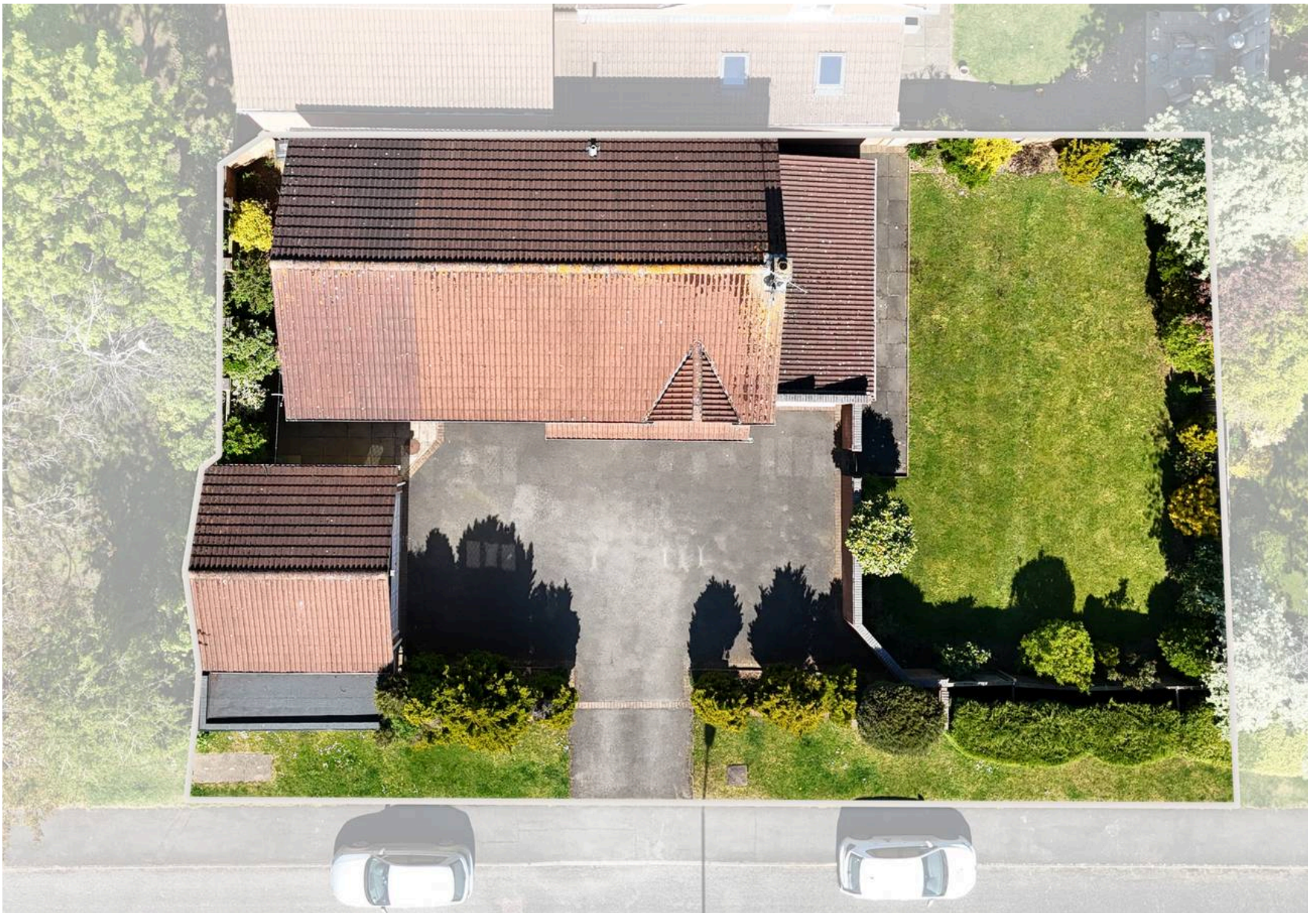




Approximate Gross Internal Area
 204.5 sq. m. (2201 sq. ft.)
 Garage At 25.9 sq. m. (279 sq. ft.)
 Outbuilding At 7.5 sq. m. (81 sq. ft.)
 Total 237.9 sq. m. (2561 sq. ft.)



Not to scale for layout reference only. All Measurements are Approximate Produced by As Built Energy Surveys for Andrew Granger & Co orders@asbullenergysurveys.co.uk





FRONT GARDEN

Extensive driveway and parking for several vehicles, walled frontage and shrub beds, gate to side garden.

REAR GARDEN

With paved area, extensive lawn, further side garden area with shrub and flower beds.

DOUBLE GARAGE

1 Parking Space

Detached double garage with up and over door to front and further side door, large attached storage room, power and lighting.





Andrew Granger & Co (Part of Sheldon Bosley Knight)

Sheldon Bosley Knight, 7-8 Bedford Square, Loughborough - LE11 2TP

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DISCLAIMER

All fixtures and fittings mentioned in these particulars are included in the sale, all others in the property are specifically excluded.

Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property.

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