



Welland Way, Oakham

Stunning Renovated 4-Bedroom Detached Home in Oakham, finished to an exceptionally high standard

FEATURES

- Fully Renovated Detached Family Home
- Four Bedrooms, Inc Master With Ensuite
- Open Plan Kitchen/Dining/Family Room
- Utility & Downstairs WC
- Driveway & Garage
- Landscaped Rear Garden
- Walking Distance To Towns & Schools





ACCOMMODATION

Situated on the desirable Welland Way, Oakham, this beautifully presented four-bedroom detached family home has been completely renovated to an exceptional standard, combining modern open-plan living with practical family spaces.

The heart of the home is the spacious kitchen/dining/family room, fitted with contemporary cabinetry, high-quality appliances, a central island, and large windows that flood the space with natural light. French doors open onto the landscaped rear garden, perfect for entertaining or family gatherings. A separate reception room offers additional living space, ideal as a lounge or snug with feature log burner.

Practicality is well catered for with a utility room, downstairs WC, and an integrated garage providing additional storage.

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EXTERNAL

Upstairs, the property boasts four well-proportioned bedrooms, including a generous master suite with ensuite shower room. The remaining bedrooms are served by a stylish family bathroom, with bedroom four offering versatility as a home office or nursery.

Externally, the property benefits from a large driveway with ample off-road parking and access to the garage. The rear garden has been thoughtfully landscaped, providing a private and attractive outdoor retreat. This impressive home is ready to move straight into and is ideally located close to Oakham's schools, shops, and transport links.

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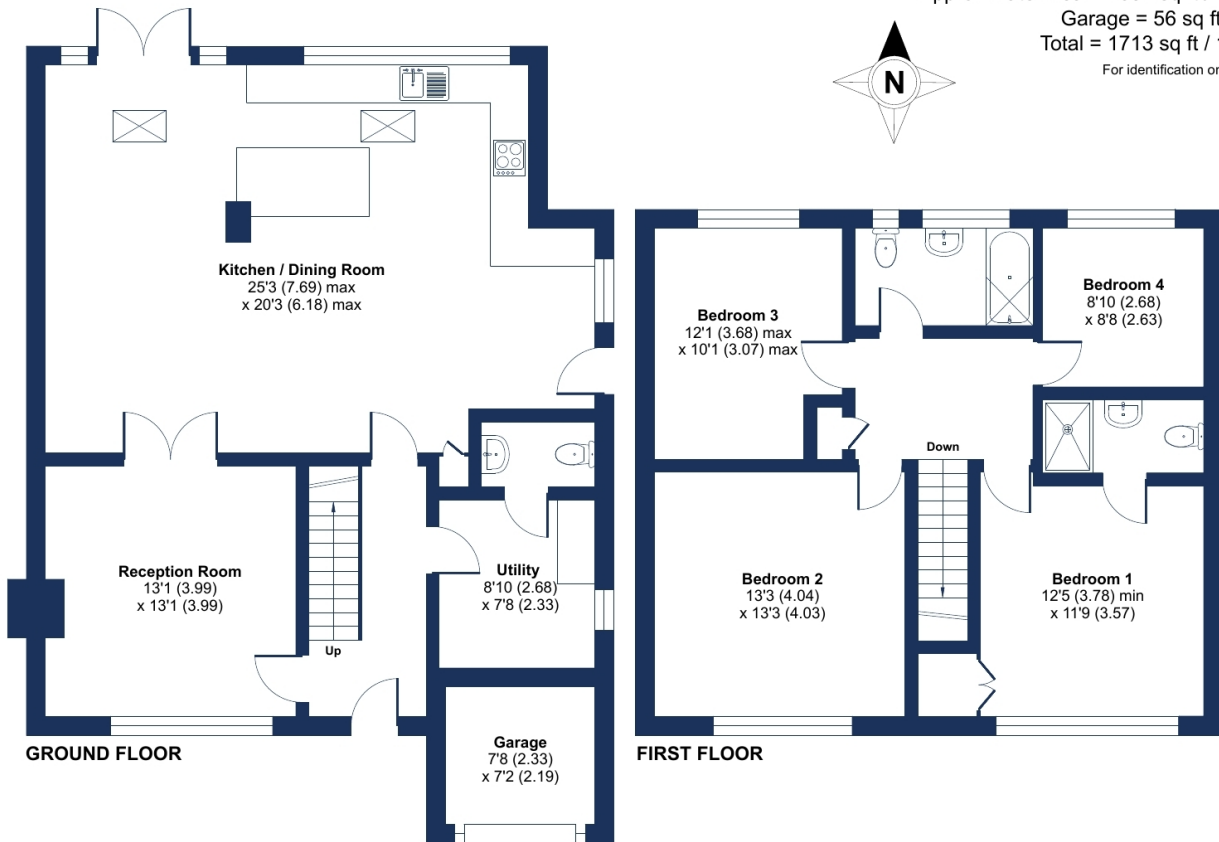
Welland Way, Oakham, LE15

Approximate Area = 1657 sq ft / 153.9 sq m

Garage = 56 sq ft / 5.2 sq m

Total = 1713 sq ft / 159.1 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Moores Estate Agents. REF: 1333696



EPC RATING

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	70	76
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

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