

Aston & Co

ESTATE & LETTING AGENTS



27 New Street

Queniborough, Leicester, LE7 3FS

£385,000



Set on a generous 0.20 of an acre plot, this spacious detached bungalow offers great potential and is a must view for buyers. The accommodation briefly consists of, porch, entrance hall, two reception rooms, a large dining kitchen, conservatory, three good size bedrooms and family bathroom. The property also benefits from upvc double glazing, gas central heating, double garage, off road parking for several vehicles and a green house. Viewing is strictly by appointment only.

- Extended Detached Bungalow
- 0.20 Acre Plot
- Two Reception Rooms
- Extended Dining Kitchen
- Three Bedrooms
- Double Garage, Utility Area & WC
- Off Road Parking
- EPC Rating E, Freehold, Council Tax Band E



Location

The property is located in the picturesque Conservation village of Queniborough, Known for its unspoilt village centre and period cottages. The village itself offers a local primary school, parish church, two public houses, a village store/post office and butchers with a wider range of local amenities found at nearby Syston including a railway station .Queniborough is particularly well placed for commuting to Leicester, Melton Mowbray and Loughborough.

The Property

The property is entered via a glazed hardwood door leading into.

Porch

1'11" x 3'0" (0.60 x 0.92)

With tiled flooring and glazed door leading into.

Entrance Hall

21'3" x 3'7" (6.50 x 1.10)

With storage cupboard, loft hatch and provides access to the following.

Lounge

11'6" x 18'9" (3.51 x 5.73)

With bay window to the front, coved ceiling, fire and feature surround.

Reception Two

11'6" x 13'6" (3.51 x 4.14)

With dual aspect windows, bay to the rear, coved ceiling, fire and feature surround.

Dining Kitchen

22'11" x 9'5" (7.00 x 2.89)

Fitted with a range of floor and wall mounted units with tiled splash backs and roll top work surfaces. The kitchen also benefits from a fitted oven, gas and electric hobs with extractor and a sink and drainer unit.

Conservatory

5'11" x 9'1" (1.82 x 2.79)

uPVC conservatory with door leading onto the rear garden.

Bedroom One

10'11" x 15'3" (3.34 x 4.67)

With bay window to the front and fitted wardrobes.

Bedroom Two

11'1" x 9'5" (3.40 x 2.88)

With window to the rear and fitted wardrobes.

Bedroom Three

10'11" x 7'2" (3.34 x 2.19)

With window to the side and fitted wardrobes.

Bathroom

9'6" x 6'2" (2.90 x 1.89)

Fitted with a three piece suite comprising low level wc, pedestal basin and bath.

Outside

The property is set on mature, well stocked plot providing a high degree of privacy.

To the front is a block paved drive providing car standing for several vehicles which in turn leads to a double garage and gated access to the rear.

To the rear is fabulous well stocked garden with planted borders & raised beds, block paved patio, shed and a green house.

Garage

19'8" x 14'11" (6.00 x 4.57)

With up and over door power and light.

Utility Area

11'2" x 5'0" (3.42 x 1.54)

With floor mounted units, sink and driner unit, plumbing for a washing machine and door leading to the wc.

WC

4'3" x 5'1" (1.30 x 1.55)

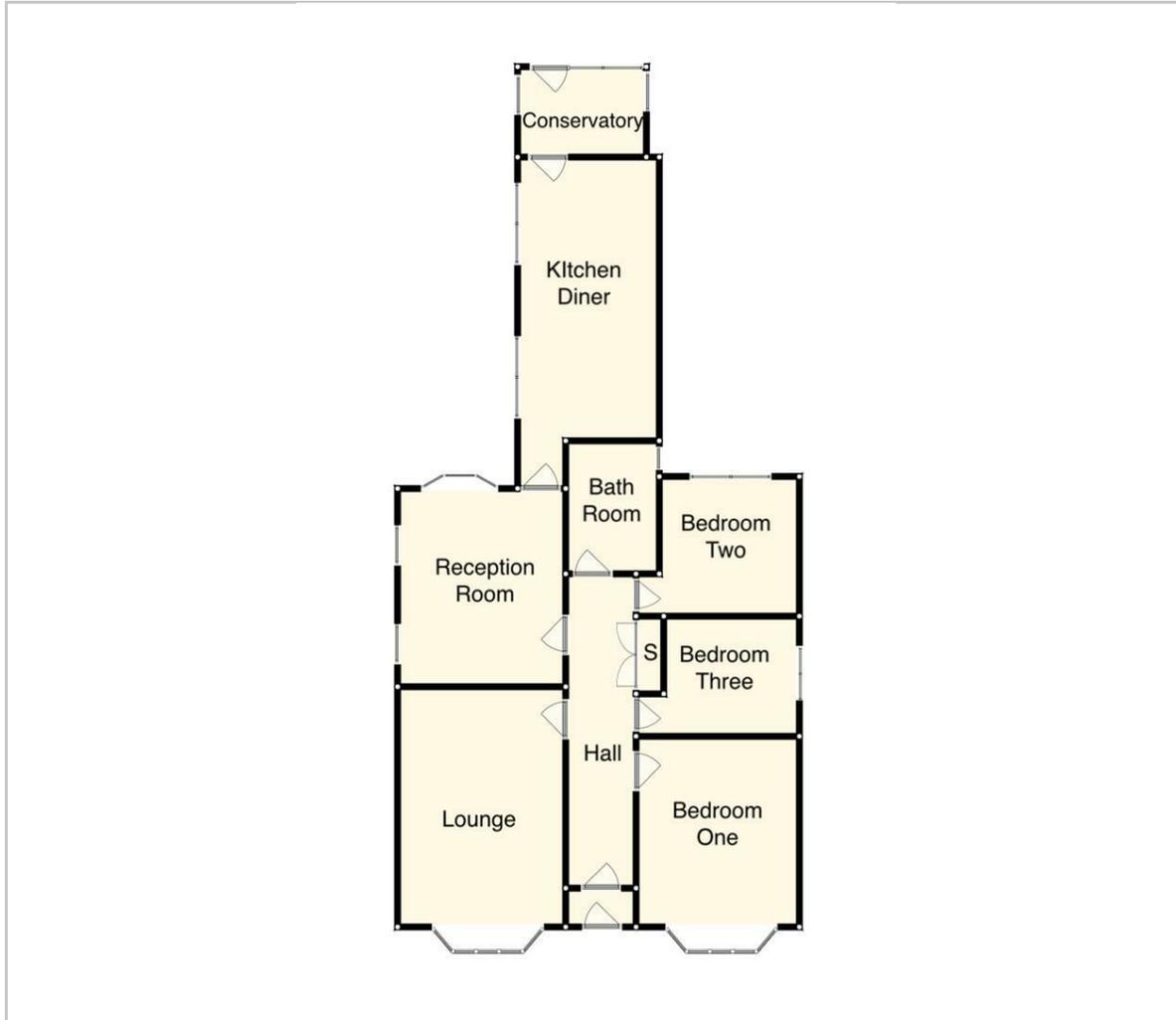
With low level WC.

Services

The property benefits from mains gas, water, electric and drainage.



Floor Plan



Viewing

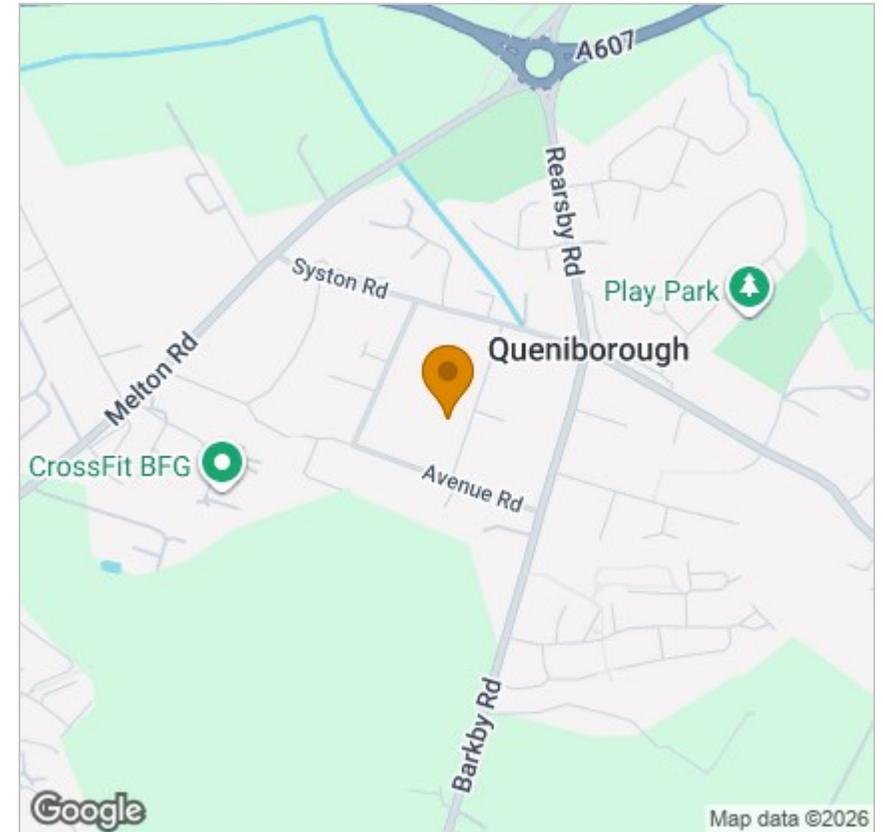
Please contact our Syston Sales Office on 0116 2607788 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

