



Connells

Parnell Close
Littlethorpe Leicester



Property Description

Littlethorpe is a small village approximately 6 miles (10 km) south of Leicester. The village benefits from two pubs, despite its size; The Plough Inn and the Old Inn. Both have a variety of clubs, including skittles, dominoes, football and darts. Both pubs compete in the tug-of-war which is held annually at the gala which is held in Littlethorpe Park every July.

A well-presented five bedroom detached family home situated in the sought after Parnell Close in Littlethorpe. The property offers spacious and versatile accommodation arranged over three floors. Set within a quiet residential cul-de-sac this property is ideal for growing families.

Entrance Hall

There is a door to the front of the property, stairs rising to the first floor, storage cupboard and doors through to the lounge, dining room, kitchen & downstairs cloakroom.

Cloakroom

There is a wc, wash hand basin, central heating radiator and double glazed window to the side of the property.

Lounge

With a double glazed square bay window to the front of the property, electric fireplace with feature surround, central heating radiator and double doors leading through to the dining room.

Dining Room

There are double doors from the lounge, a door from the hallway, double glazed French doors leading out to the rear garden and a central heating radiator.

Kitchen

Fitted with matching wall and units, work surfaces housing the sink drainer, plumbing for a washing machine and dish washer, integrated 5 ring gas hob with cooker hood over, integrated electric oven, vertical radiator, spot lights to the ceiling, double glazed window to the rear overlooking the garden and double glazed doors to both sides of the kitchen leading out the garden and side of the property.

First Floor Landing

With stairs rising from the hallway, stairs to the second floor and there is a storage cupboard.

Bedroom Two

With a double glazed window to the front of the property, built in wardrobes, central heating radiator and door to the en-suite.

En-Suite To Bedroom Two

There is a shower cubicle, wash hand basin, wc and a double glazed window to the front of the property.

Bedroom Three

With a double glazed window to the rear of the property, built in wardrobes and central heating radiator.

Bedroom Four

There is a double glazed window to the rear of the property and a central heating radiator.

Bedroom Five

There is a double glazed window to the front of the property and a central heating radiator.

Family Bathroom

There is a bath with mixer taps and shower over, wash hand basin, wc, partly tiled walls, central heating radiator and double glazed window to the side of the property.

Second Floor Landing

With stairs rising from the first floor, access to bedroom one and a storage room.

Bedroom One

There are double glazed windows to the front and side of the property, central heating radiator and access to the dressing room and en-suite.

Dressing Room

There is a skylight window to the rear, central heating radiator and built in wardrobes.

En-Suite To Bedroom One

There is a shower cubicle, wash hand basin, wc, partly tiled walls, chrome towel radiator and a double glazed window to the rear of the property.

Outside

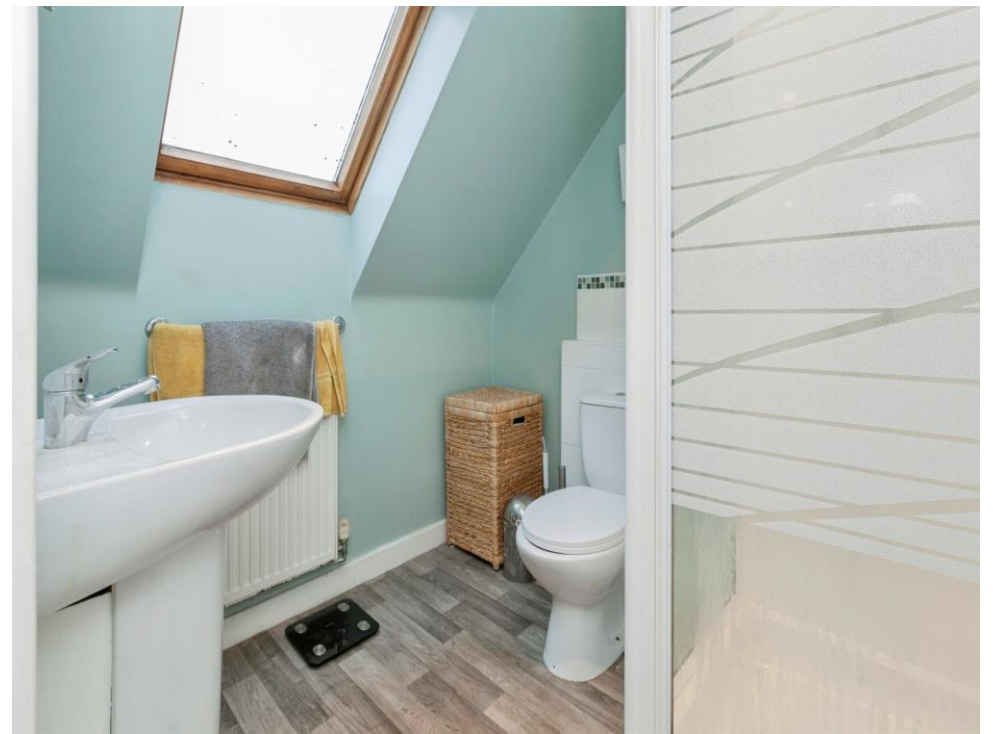
At the front of the property there is a driveway leading to the garage, a gravelled area, lawn and a path at the side leading to the rear garden.

The rear garden has a paved patio area, astro turf, decking area, mature tree and fenced borders.

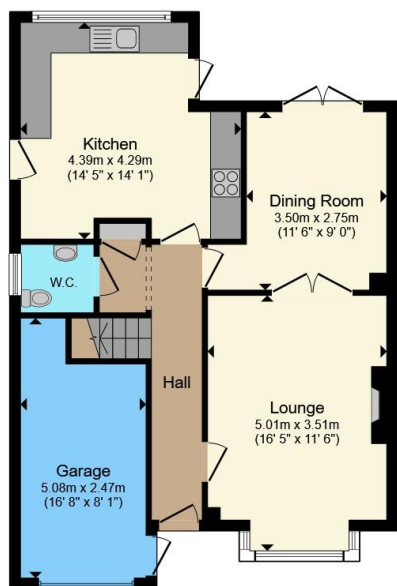
Integral Garage

There is an up and over door to the front and a single door to the side.

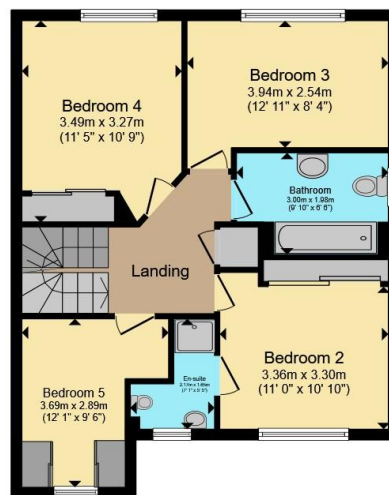




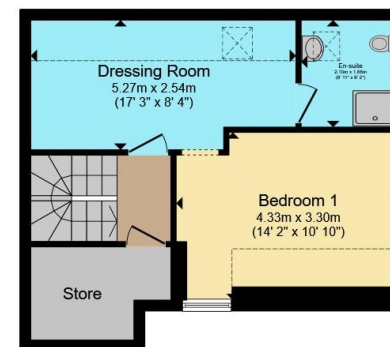




Ground Floor



First Floor



Second Floor

Total floor area 167.8 m² (1,807 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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view this property online connells.co.uk/Property/BLA309852

directions to this property:

Proceed out of Blaby along Enderby Road and at the roundabout continue straight ahead. Turn left into Victoria Road which becomes High Street. Take a right hand turn into The Dicken and follow the along and on approaching Littlethorpe take a left hand turn onto Warwick Road and left onto Parnell Close where the property is located and can be identified by our Connells For Sale board.

EPC Rating: C Council Tax
 Band: E

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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