

15 Ashford Road

Whitwick | LE67 5GD | Guide Price £210,000

ROYSTON & LUND

- Guide Price: £210,000 - £220,000
- Open Plan Ground Floor Living
- Ideally Located in Whitwick
- Close to Numerous Amenities
- EPC: C
- Three Bedroom Family Home
- First Floor Family Bathroom
- Conservatory & Car Port
- Council Tax: B
- Freehold

















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Situated in the popular village of Whitwick, this well-presented three-bedroom home offers spacious open-plan living, a conservatory, a private rear garden and off-road parking beneath a car port.

The property opens directly into a welcoming living room, with stairs rising to the first floor and an open layout flowing through to the dining area and kitchen beyond. The fitted kitchen features a range of modern units, ample worktop space and integrated cooking appliances, while the adjoining dining area provides plenty of room for family meals and entertaining. Sliding patio doors open into the rear conservatory, creating a versatile additional reception space with views and direct access to the garden.

Upstairs are three well-proportioned bedrooms, comprising a generous principal double bedroom, a further smaller double and a single bedroom. All three are served by a family bathroom fitted with a three-piece suite, including a bath with an overhead shower.

Outside, the private rear garden has been designed for easy maintenance, featuring artificial lawn, paved seating areas and established planting. Wooden fencing surrounds the garden, with gated access leading to the rear car port, which provides useful off-road parking. This attractive property would make an ideal home for first-time buyers, couples or a growing family.

For more information: https://reports.sprift.com/property-report/?access_report_id=5661045

Freehold

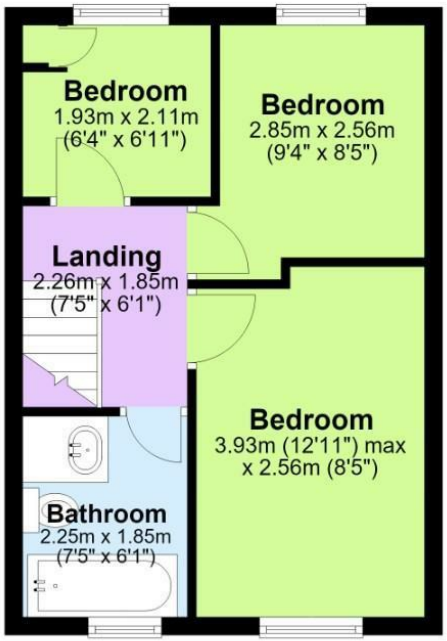
Ground Floor

Approx. 41.4 sq. metres (445.2 sq. feet)



First Floor

Approx. 29.9 sq. metres (321.8 sq. feet)



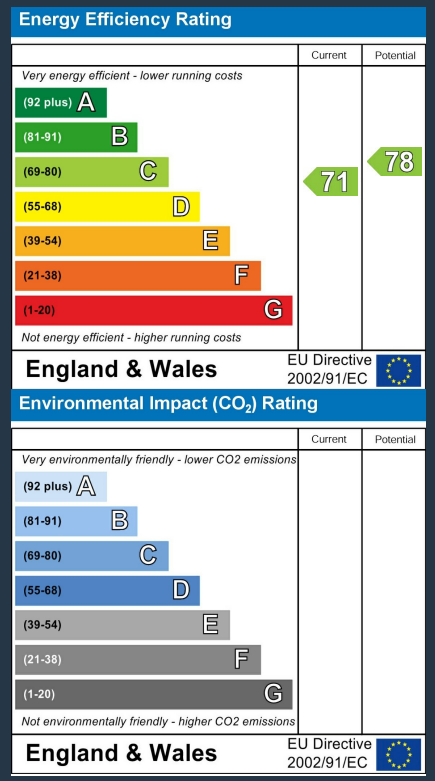
Total area: approx. 71.2 sq. metres (766.9 sq. feet)

The Property Ombudsman

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THE GUILD PROPERTY PROFESSIONALS

EPC



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