



Taylor's
Est. 1992

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01432 430 644

FOR SALE

Babington Road, Barrow Upon Soar, LE12 8NJ

Loughborough

£290,000

Set across three thoughtfully arranged storeys on Babington Road, this deceptively spacious townhouse has been carefully reconfigured to create a series of flowing, light-filled living spaces suited to contemporary family life. Cleverly integrated storage, refined finishes and a calm material palette run throughout, while the generous proportions of each room lend the house an understated sense of ease.

Entry is through a wide central hallway where an open staircase rises through the house, incorporating discreet built-in storage and under stairs w.c along the way. To the front sits the principal reception room, a well-proportioned lounge with a large picture window and an inset log-burning display that creates a natural focal point. The space unfolds effortlessly into the kitchen and dining room beyond, encouraging a sociable rhythm between the two areas.

Occupying the rear of the ground floor, the kitchen/dining room spans over 18 feet in length and has been designed for both everyday family life and entertaining. White gloss cabinetry is paired with timber worktops and integrated cooking appliances, while generous preparation surfaces and ample room for dining overlook the garden beyond.

The first floor contains three bedrooms, each comfortably proportioned and filled with natural light. A family bathroom serves this level and is fitted with a bath with shower above, wash basin and WC.

The uppermost floor has been given over entirely to the principal bedroom suite, creating a wonderfully private retreat beneath the eaves. Recently refurbished, the room includes useful built-in storage tucked neatly into the roofline and is accompanied by a fully tiled en suite shower room.

Outside, the rear garden has been carefully arranged into a series of distinct spaces. Directly adjoining the house is a decked terrace, well suited to summer dining and evenings spent outdoors. Beyond lies an area of grass, ideal as a play space, while an outbuilding and external WC provide excellent additional storage and practicality.

The Area

Barrow upon Soar is one of north Leicestershire's most desirable villages, set within the Soar Valley between Leicester and Loughborough. Combining a strong sense of community with excellent connectivity, the village





A beautifully arranged four-bedroom townhouse set across three floors, offering generous living spaces, a contemporary open-plan kitchen/dining room, landscaped rear garden and a private principal bedroom suite occupying the entire top floor.

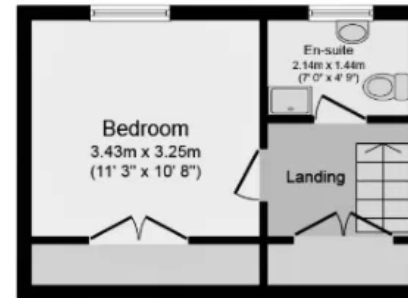
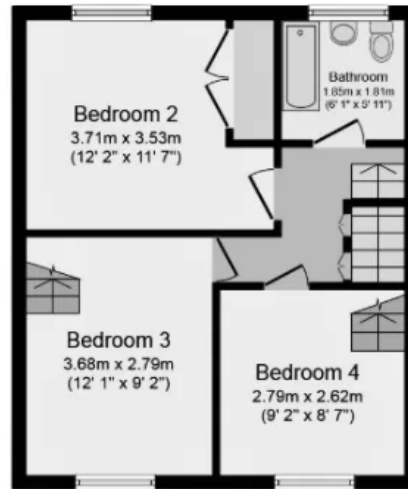
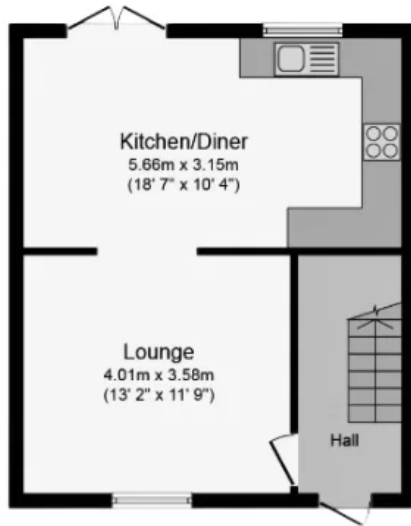
- Four-bedroom three-storey townhouse
- Spacious open-plan kitchen/dining room
- Elegant lounge
- Principal bedroom suite with en suite shower room
- Three further well-proportioned bedrooms
- Driveway for two cars
- Modern family bathroom
- Landscaped low-maintenance rear garden
- Decked entertaining terrace
- Outbuilding and external WC for additional storage

Council Tax Band: B

Tenure: Freehold

Property Type: Town House





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