

FLOOR PLAN

DIMENSIONS

- Entrance Hall**
- Kitchen**
9'4 x 10'4 (2.84m x 3.15m)
- Lounge Area**
15' x 11' (4.57m x 3.35m)
- Dining & Seating Area**
7'1 x 18'1 (2.16m x 5.51m)
- Garden Room**
9'9 x 12'1 (2.97m x 3.68m)
- Bedroom One**
14'7 x 10' (4.45m x 3.05m)
- Bedroom Two**
9'11 x 11'3 (3.02m x 3.43m)
- Shower Room**
5'11 x 7'3 (1.80m x 2.21m)

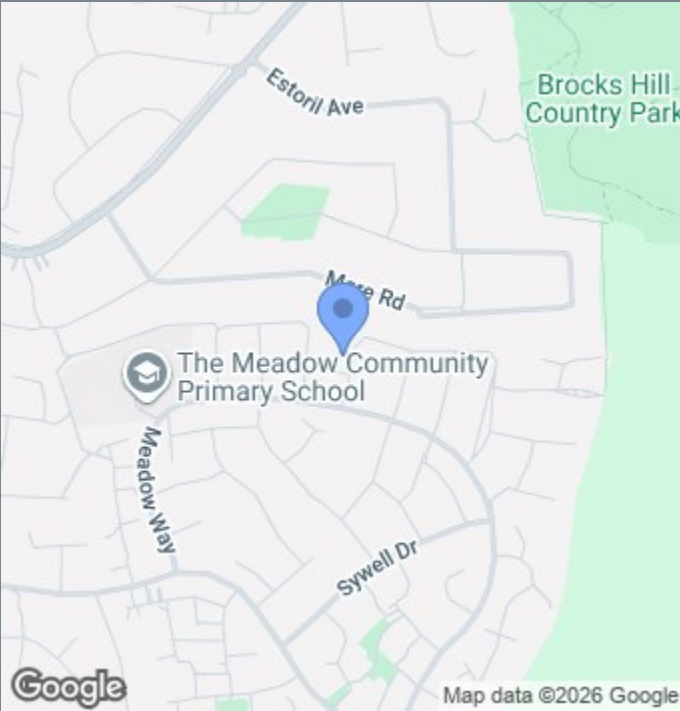


OVERVIEW

- Stunning & Spacious Bungalow
- Fabulous Location & No Chain
- Entrance Hallway
- Open Plan Living Room
- Modern Kitchen & Garden Room
- Two Bedrooms & Shower Room
- Driveway, Carport & Garage
- Landscaped Garden
- Viewing Is Highly Recommended
- EER - D, Freehold, Tax - B

LOCATION LOCATION....

Blakesley Road enjoys a lovely position within the ever-popular Wigston Meadows, a friendly & well-established neighbourhood with a real sense of community and beautiful countryside right on the doorstep. Everyday life is made easy with local shops, a newsagent, beauty salon, pubs & a popular Indian restaurant close by, while Wigston town centre offers a wider choice including Sainsbury's, ALDI, independent shops, cafés & everyday services. Families are particularly well catered for, with The Meadow Community Primary School within the Meadows itself, alongside further schooling nearby & a children's play park just a short stroll away. One of the real attractions of the area is its wonderful position on the edge of the countryside, with footpaths & country lanes providing lovely opportunities for dog walks, bike rides & weekend adventures, while the pretty rural surroundings towards Wistow are easily accessible. For even more outdoor space, Brocks Hill Country Park is within easy reach. Regular bus services run through Wigston Meadows, while excellent road links provide straightforward access into Leicester city centre, Oadby, Wigston & the surrounding villages, with the A6, A563, M1 & M69 connecting you further afield. Combining a welcoming community, fantastic schooling, handy amenities & countryside living, Blakesley Road is a wonderful place to call home.



THE INSIDE STORY

Offered to the market with no onward chain, this beautifully presented & thoughtfully extended two-bedroom bungalow offers spacious & versatile accommodation, a modern finish & an attractive garden, all set within a highly convenient & desirable location. An inviting entrance hallway leads into the impressive open-plan, L-shaped living accommodation, cleverly designed to provide distinct yet flowing spaces for relaxing, dining & entertaining. The comfortable lounge offers plenty of room for generous seating, creating a cosy space to relax & unwind. Running across the rear of the bungalow is a fabulous extended dining & seating area, forming the social heart of the home. Skylights flood the room with natural light, while the generous proportions allow ample space for a dining table alongside an informal seating area. Patio doors open into the garden room, providing a further light-filled space overlooking the garden, while a separate door gives direct access outside. The dining & seating area flows into the modern fitted kitchen, creating a sociable & connected layout. The kitchen features sleek gloss cabinetry, a stainless-steel sink & drainer & a window to the side aspect. There are two well-proportioned double bedrooms, offering flexibility for guests or a home office if desired. The spacious primary bedroom benefits from fitted wardrobes, providing excellent built-in storage. A stylish shower room completes the accommodation, featuring a generous double walk-in shower cubicle. Outside, a Cobblecrete driveway provides off-road parking & leads to a car port & detached garage, offering excellent additional parking & storage. To the rear is an attractive established garden with a patio, ideal for alfresco dining & summer entertaining, together with a lawn & pretty flower-filled borders.