



32 Launceston Drive, Coalville, LE67 2HW

Offers over £300,000





Brief Description

This EXQUISITE detached bungalow presents an exceptional opportunity for those seeking a modern family home. Located on Launceston Drive in the charming area of Hugglescote, this home has been RECENTLY RENOVATED to a high standard. Boasting three well-proportioned bedrooms, a modern kitchen and a stunning family bathroom, this home is ideal for families or those looking to downsize to one level without compromising on space.

Upon entering, you are welcomed by an inviting entrance porch that leads into a spacious hallway, providing access to all rooms. The LIVING ROOM features a large front-facing window that floods the space with natural light, complemented by STYLISH ceiling spotlights and feature pendant lighting.

The heart of the home is undoubtedly the MODERN KITCHEN, which has been thoughtfully designed with a range of sleek wall and base units, a wood effect worktop, and integrated appliances including an oven, washing machine, along with having space for a fridge/freezer and dishwasher. A large window with fitted Venetian blinds offers a pleasant view of the garden, while the rustic tiled floor adds a TOUCH OF ELEGANCE.

With three GENEROUSLY SIZED double bedrooms, this property is ideal for families or those seeking extra space for guests or a home office. The layout of the bungalow allows for a VARIETY OF USES, making it an adaptable living space to suit your lifestyle.

The family bathroom is a STUNNING RETREAT, showcasing a newly installed four-piece suite, exquisite feature tiling, and LUXURIOUS gold-plated fittings, all enhanced by ceiling spotlights for a contemporary feel.

Externally, the property features a beautifully landscaped south-east facing GARDEN, complete with a large Indian sandstone patio, a lush lawn, and mature trees and shrubs, all enclosed by a secure fence with side gate access. The front garden is predominantly tarmacked, providing AMPLE off-road PARKING for multiple vehicles, alongside a small GARAGE STORE for additional storage

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ON THE INSIDE

Entrance Porch	
Hallway	
Living Room	11'5" x 17'0" (3.48m x 5.18m)
Kitchen	11'9" x 10'8" (3.58m x 3.25m)
Bedroom One	11'8" x 10'8" (3.56m x 3.25m)
Bedroom Two	8'6" x 11'10" (2.59m x 3.61m)
Bedroom Three	7'3" x 16'2" (2.21m x 4.93m)
Bedroom Four	7'3" x 13'1" (2.21m x 3.99m)
Family Bathroom	8'5" x 5'10" (2.57m x 1.78m)



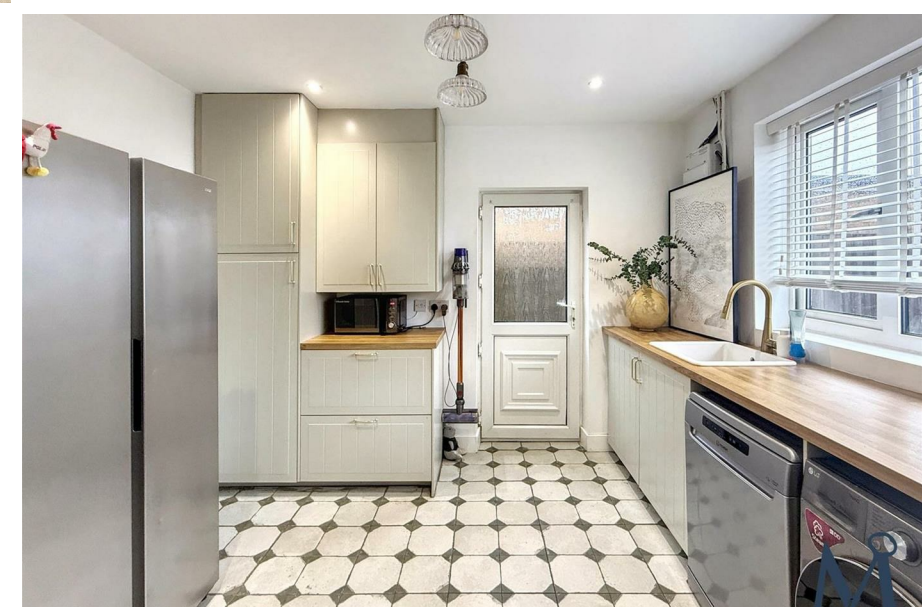
ON THE OUTSIDE

- Rear Garden
- Front Garden
- Driveway
- Garage Store

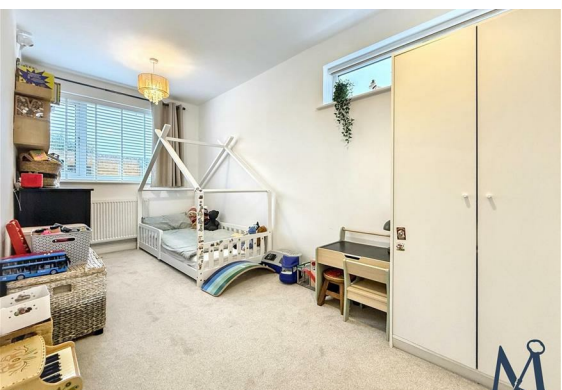


Key Features

- Modern Newly Fitted Kitchen
- Spacious Living Room Diner
- Newly Tarmacked Driveway
- Beautifully Presented Property
- Spacious & Versatile Accommodation
- Stunning Family Bathroom Suite
- South-Easterly Facing Landscaped Garden
- Quiet Residential Area
- Three Well-Proportioned Double Bedrooms
- Virtual Property Tour Available



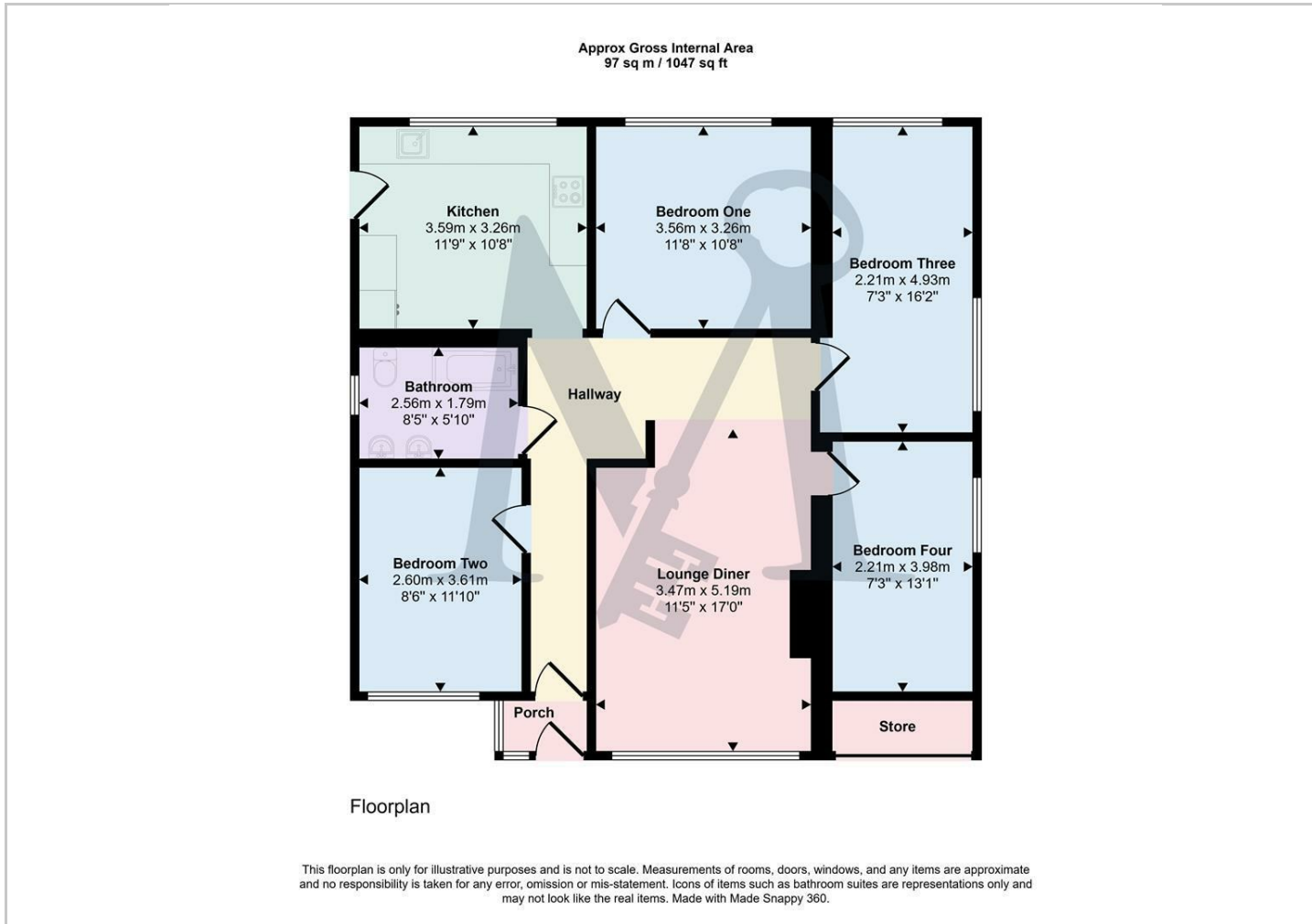




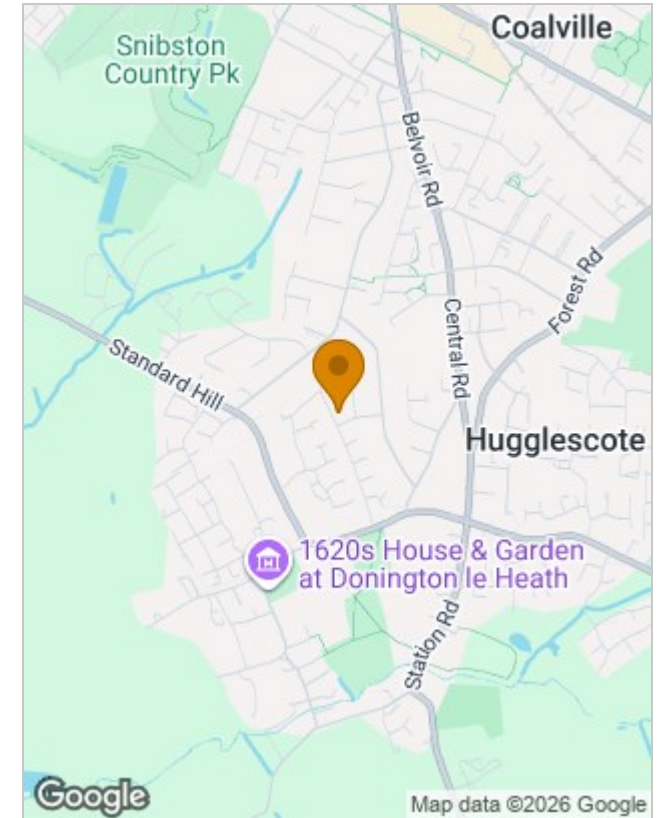




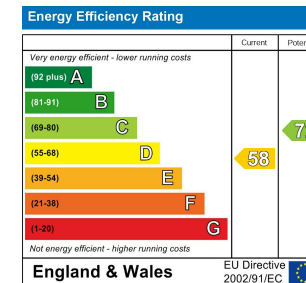
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Maynard Estates Office on 01530 682886 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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