



Stirling Drive  
Thurnby, Leicester, LE7 9QT

SIGNATURE.  
developed by  
exp<sup>®</sup> UK

# STIRLING DRIVE

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*Boasting vistas of rolling hills is this handsome, extended four bedroom, three bathroom detached home nestled away within the ever popular East Leicestershire village of Thurnby.*



# FIRST IMPRESSIONS

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An exceptional opportunity to acquire this beautifully extended and immaculately presented four-bedroom detached family home, ideally positioned within the highly sought-after village of Thurnby. Offering generous proportions throughout, this versatile property combines modern open-plan living with stunning countryside outlooks, making it perfectly suited for contemporary family lifestyles.

The property is approached via a substantial driveway, providing ample off-road parking for multiple vehicles and leading to a detached garage—ideal for additional storage or secure parking. The attractive frontage creates a strong first impression, setting the tone for the accommodation within.





# WORK, REST AND PLAY

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Upon entering, you are welcomed into a spacious entrance hall, filled with natural light and enjoying picturesque views over rolling countryside—an immediate reminder of the property's enviable setting. The ground floor accommodation has been thoughtfully arranged to maximise both space and functionality, beginning with a convenient downstairs WC.

The main lounge is a superbly proportioned reception room, offering a warm and inviting atmosphere. French doors open directly onto the rear garden, seamlessly blending indoor and outdoor living while allowing light to flood the space—perfect for both relaxing evenings and entertaining guests.









# WINE AND DINE

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Undoubtedly the heart of the home is the impressive living kitchen diner, designed with both style and practicality in mind. The kitchen area is fitted with a comprehensive range of sleek, handleless contemporary wall and base units, complemented by high-quality oak worktops and an inset sink with drainer. There is space and plumbing for both a washing machine and dishwasher, ensuring everyday convenience. The open-plan layout flows effortlessly into a generous dining area and additional living space, creating a sociable and versatile environment ideal for hosting, family gatherings, or simply day-to-day living.







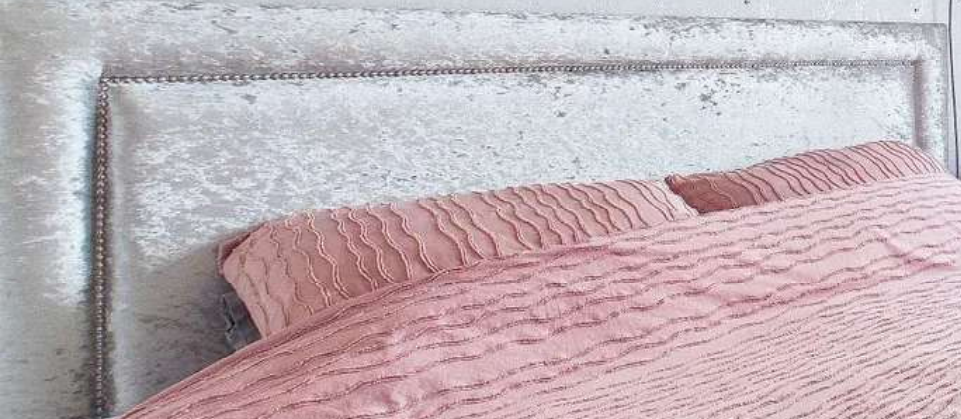


# TIME FOR BED

To the first floor, the property continues to impress with four well-proportioned bedrooms. The principal bedroom benefits from its own ensuite shower room, providing a private retreat, while a second bedroom also enjoys ensuite facilities—ideal for guests or growing families. The remaining bedrooms are served by a modern family bathroom, fitted with a bath, wash hand basin, and WC, finished to a high standard.

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## STEP OUTSIDE

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Externally, the rear garden is a standout feature of the home, offering a generous and thoughtfully designed outdoor space. A paved patio area with partial covering provides the perfect setting for year-round enjoyment, whether relaxing or entertaining. The addition of a hot tub with a bespoke wooden surround creates a luxurious focal point, while the lawned area offers space for families and children. A further decked seating area enhances the garden's versatility, making it an ideal spot for alfresco dining during the warmer months.

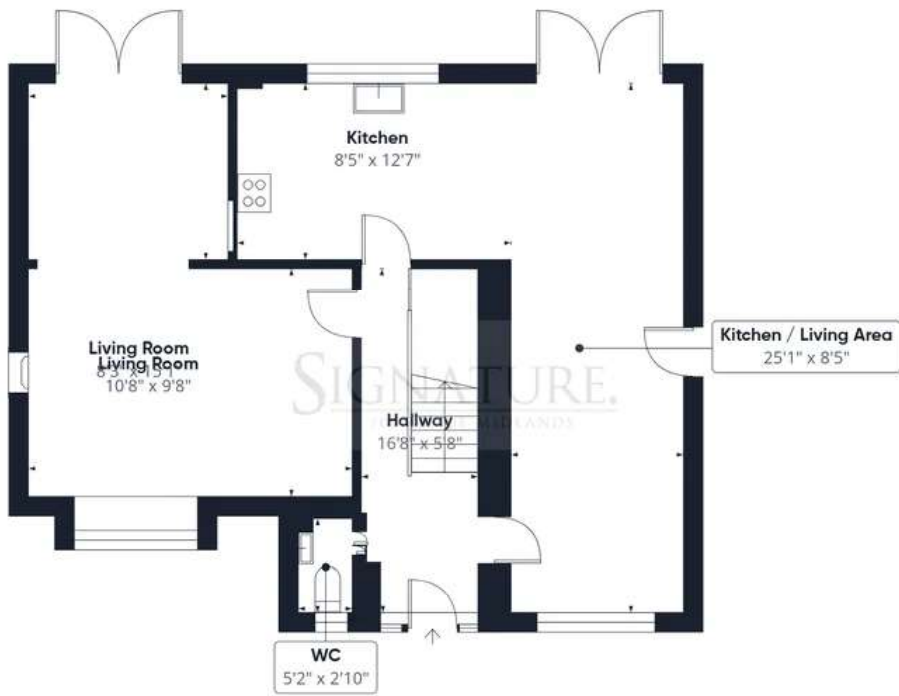
To the side of the property, there is valuable additional space offering clear potential for further extension, subject to the necessary planning permissions—allowing future owners to tailor the home to their needs.

The property also benefits from a number of important upgrades and efficiencies, including the installation of solar panels, brand new fascias and soffits, and a regularly serviced boiler—providing both cost savings and peace of mind.

Located within easy reach of local amenities, reputable schooling, and excellent transport links, while still enjoying a semi-rural feel, this outstanding home truly offers the best of both worlds.







Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2

Approximate total area<sup>(1)</sup>  
1481 ft<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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