

Lathkill Street  
Market Harborough  
LE16 9EY

£260,000



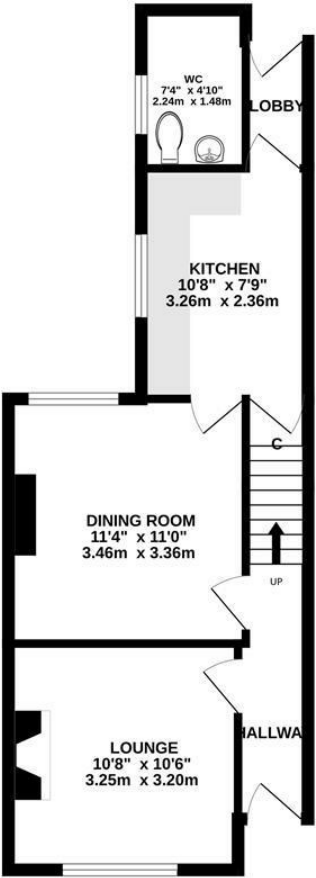
OSCAR JAMES

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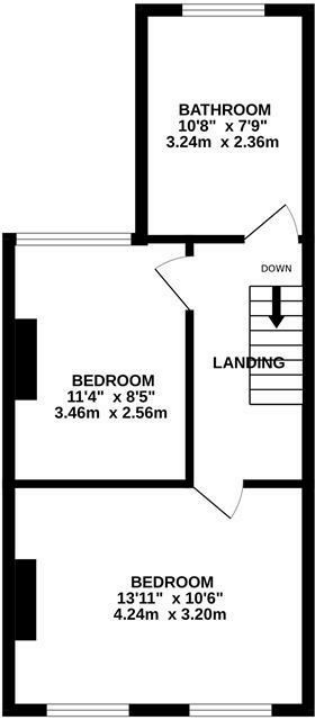


# FLOOR PLANS

GROUND FLOOR  
421 sq.ft. (39.1 sq.m.) approx.



1ST FLOOR  
379 sq.ft. (35.2 sq.m.) approx.



TOTAL FLOOR AREA: 800 sq.ft. (74.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## AT A GLANCE...



Lounge



Kitchen



Two Bedrooms



Family Bathroom and Guest WC



Rear Garden



On Street Parking





## WHAT'S GREAT?

Nestled on the charming Lathkill Street in Market Harborough, this beautifully presented period home offers a delightful blend of character and modern living. Just a short stroll from the bustling town centre and the train station, this property is perfectly situated for those who appreciate convenience and accessibility.

Upon entering, you are welcomed into a spacious lounge adorned with high ceilings and a striking feature fireplace, creating an inviting atmosphere ideal for relaxation or entertaining guests. The dining room provides a lovely space for family meals, while the recently refitted kitchen boasts a comprehensive range of base and eye-level units, ensuring that culinary enthusiasts will find it a joy to cook in.

The property features two well-proportioned bedrooms, providing ample space for rest and rejuvenation. The family bathroom is conveniently located, catering to the needs of the household.

Outside, the low maintenance rear garden offers a peaceful retreat, perfect for enjoying the outdoors without the burden of extensive upkeep. This home is an excellent opportunity for those seeking a blend of period charm and modern convenience in a sought-after location. Whether you are a first-time buyer or looking to downsize, this property is sure to impress.

...expect excellence



# SELLER'S SECRET

Beautifully presented through out this stunning period home is the ideal property for first time buyers.



## Why we like it....

A stones throw from the town centre this fantastic home occupies a prime spot in Market Harborough.

# OSCAR JAMES

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To buy or not to buy....

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