

Angell Drive
Market Harborough
LE16 9GJ

£320,000

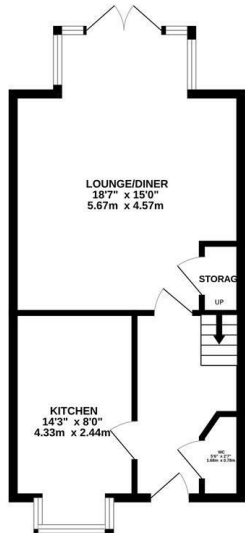


OSCAR JAMES

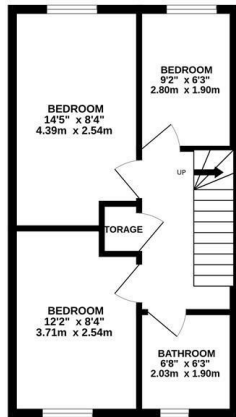
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FLOOR PLANS

GROUND FLOOR
445 sq.ft. (41.3 sq.m.) approx.



1ST FLOOR
388 sq.ft. (36.0 sq.m.) approx.



2ND FLOOR
365 sq.ft. (33.9 sq.m.) approx.



TOTAL FLOOR AREA: 1197 sq.ft. (111.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplans 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...



Open plan living/ dining room



Modern kitchen



Four bedrooms



Family bathroom and en-suite shower room



Enclosed rear garden



Off road parking for two cars



WHAT'S GREAT?

Ideally located in the charming town of Market Harborough, Angell Drive presents a modern three-storey family home that is sure to impress. This delightful property boasts four spacious bedrooms, making it an ideal choice for families seeking comfort and style.

Upon entering, you are welcomed into the hallway which leads on to a generous living and dining room that seamlessly flows into the garden, creating a perfect space for entertaining or enjoying family time. The modern kitchen is well-equipped, offering both functionality and a contemporary aesthetic.

The top floor is dedicated to the master bedroom, which features a dressing area and an en-suite shower room, providing a private retreat for relaxation.

The additional three bedrooms are well-proportioned, ensuring ample space for family members or guests. This home also benefits from a family bathroom, catering to the needs of a busy household.

Externally, the property benefits from a private rear garden— ideal for outdoor dining and summer gatherings

Further benefits include off road parking for two cars.

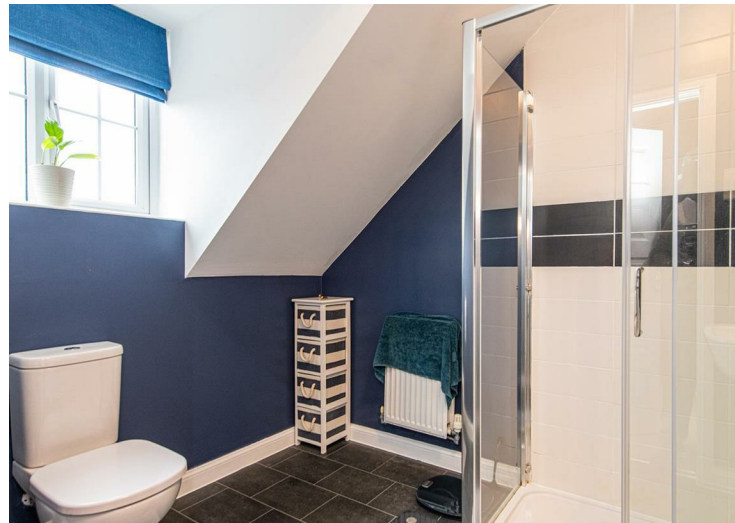
With its modern design and thoughtful layout, this property on Angell Drive is perfectly situated to enjoy the local amenities and the vibrant community that Market Harborough has to offer. This is a wonderful opportunity for anyone looking to settle in a welcoming and well-connected area.

...expect excellence



SELLER'S SECRET

Situated in a sought-after residential area of Market Harborough, this beautifully presented home at Angell Drive offers spacious, modern living ideal for families, professionals, or those looking to upsize. Located just a short distance from Market Harborough's vibrant town centre, residents can enjoy boutique shopping, cafés, restaurants, and excellent rail links to London and Leicester, making this an ideal choice for commuters.



Why we like it....

The home enjoys a pleasant position within the development, close to local amenities, schools, and transport links. This modern property is a versatile home and the layout provides flexibility for home working, growing families, or guest space.

To buy or not to buy....

OSCAR JAMES

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