



## Spinner Close, Leicester, LE9 6XN

£375,000

Attractive four bedroom detached family home that provides a very well maintained and tastefully decorated interior throughout and is positioned on a rarely available, sought after cul de sac position. The accommodation is arranged across two floors and provides a 18' bay fronted living room, separate dining room, utility room, re fitted kitchen and cloakroom wc. On the first floor the main bedroom has fitted wardrobes and en suite facilities and there is a refitted shower room and three further good sized bedrooms. Outside the rear gardens have been well maintained and provide good degrees of privacy whilst to the front of the property there is driveway parking leading to the single garage.

Broughton Astley has road links to both the M1 and M69. The village itself has many amenities to include, shops, library, health centre, garage, cafes, pubs and eateries. There are three reputable primary schools and the highly regarded secondary school, Thomas Estley Community College.



# 9 Spinner Close, Broughton Astley, Leicester, LE9 6XN

## ENTRANCE HALL

LIVING ROOM 18'9" x 12'0" (5.74 x 3.66)

DINING ROOM 10'11" x 10'0" (3.35 x 3.07)

KITCHEN BREAKFAST ROOM 10'11" x 10'11" (3.35 x 3.35)

UTILITY ROOM 7'10" x 5'10" (2.41 x 1.78)

## CLOAKROOM WC

## FIRST FLOOR LANDING

MAIN BEDROOM 13'1" x 13'1" (4.45 x 3.99)

## EN SUITE

BEDROOM 13'8" x 13'1" (4.19 x 3.99)

BEDROOM 10'11" x 9'10" (3.35 x 3.00)

BEDROOM 10'11" x 8'11" (3.35 x 2.72)

## BATHROOM

## REAR GARDENS

## GARAGE & PARKING





