



- FOUR BEDROOM DETACHED HOUSE
- VERY WELL PRESENTED HOME
- FANTASTIC LINKS TO M1 & CITY

- EXTENDED LIVING SPACE
- GENEROUS REAR GARDEN
- COUNCIL TAX BAND - D

Price guide £350,000

<https://www.judgeestateagents.co.uk>



This impressively extended and presented four bedroom detached house is very well situated for access to the M1, East Midlands Airport as well as Loughborough and Leicester City Centre. This lovely home in brief comprises an Entrance Hall, WC, Lounge, Living/Dining/Kitchen Room, Gym/Study, First Floor Landing, Four Bedrooms (One with an En-Suite) and a Family Bathroom. There is a well maintained and presented rear garden and from the front there is Off Road Parking and Roller doors for the Garage store. PLEASE VIEW OUR VIRTUAL TOURS FOR MORE DETAIL.

ENTRANCE HALL

There are stairs leading up to the first floor landing, window to the front aspect, radiator, power point and doors that lead to:

WC

Comprising a low level WC, wash hand basin and a radiator.

LOUNGE

12'1 x 7'11 (3.68m x 2.41m)

Having a window to the front aspect, radiator, points and doors that lead through to:

LIVING ROOM AREA

14'2 x 11'8 (4.32m x 3.56m)

With a radiator, power points and log burner. This room flows through to:

KITCHEN/DINING AREA

23' - 8'6 x 18'9 - 11'5 (7.01m - 2.59m x 5.72m - 3.48m)

With a range of wall and base units and work surfaces, sink with mixer tap and drainer, integral oven, microwave, hob and extractor, power points, radiator, patio doors to the rear aspect, Velux windows, door to the side aspect and a door that leads to:

GYM/STUDY

11'2 x 7'11 (3.40m x 2.41m)

Benefiting from a radiator, power points, plumbing for washing machine. Please note this room has warm and cold water facilities.

FIRST FLOOR LANDING

There is access to the loft and doors that lead to:

PRIMARY BEDROOM

11' - 10'1 x 9'8 (3.35m - 3.07m x 2.95m)

Benefiting from a window to the rear aspect, radiator, power points, fitted wardrobes and a door that leads to:

EN-SUITE

Comprising a low level WC, wash hand basin, walk in shower, radiator and a window to the side aspect.

BEDROOM

11'6 x 10'1 (3.51m x 3.07m)

Having a window to the rear aspect, radiator and power points.





BEDROOM

10'11 x 8'6 (3.33m x 2.59m)

There is a window to the front aspect, radiator, power points and a built in cupboard.

BEDROOM

8'9 x 8'7 (2.67m x 2.62m)

Having a window to the front aspect, radiator, power points and built in cupboard.

BATHROOM

Comprising a low level WC, wash hand basin, Corner bath, complimentary tiling, window to the side aspect and a radiator.

REAR GARDEN

A well established and maintained garden that appreciates a patio that steps up to a mainly laid to lawn garden having borders and a shed as well as access alongside the property toward the front aspect.

PARKING

From the front there is off road parking.

GARAGE

Now used as storage with a roller door.

MARKFIELD VILLAGE

The village benefits greatly from being surrounded by easily accessible countryside. There are a variety of public footpaths radiating out from the village - including the "Leicestershire Round", which passes along Main Street. To the north-western side of the village lies the Hill Hole Nature Reserve. Markfield has Chinese and Indian takeaways, a fish and chip shop, a newsagent, Just Naturally Healthy - an independent shop selling organic produce, a Co-Operative Supermarket (which is being extensively altered and made bigger) a financial advisory office and a GP surgery,

VIEWINGS

We always like any potential purchaser to follow our four steps

1) Read property description



2) Look at Floorplan

3) Watch our virtual viewing video

4) Please provide and assist proof of affordability

After these stages, we are happy to arrange a viewing suitable to both purchaser and vendor.

MEASUREMENTS & FLOORPLANS

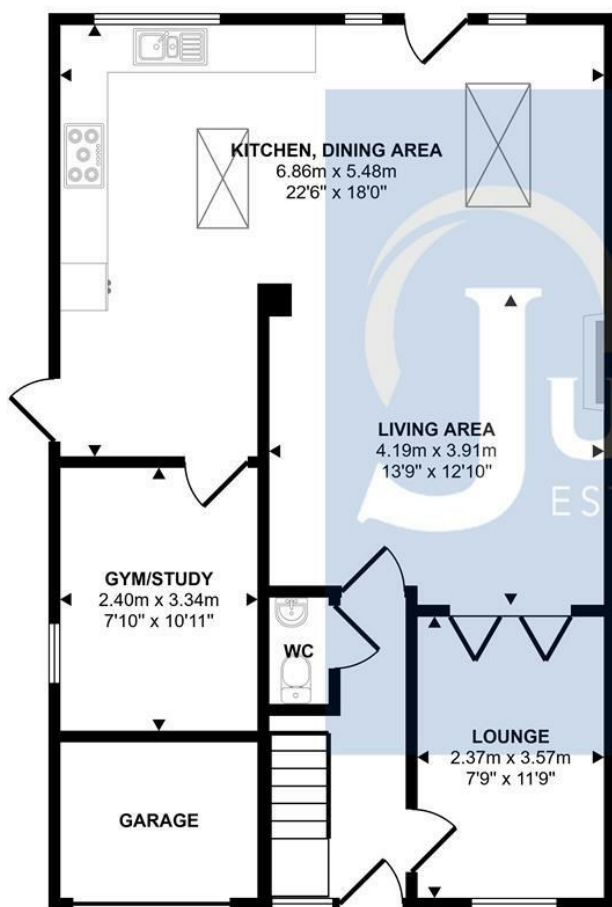
Purchasers should note that if a floor plan is included within property particulars it is intended to show the relationship between rooms and does not reflect exact dimensions or indeed seek to exactly replicate the layout of the property. Floor plans are produced for guidance only and are not to scale. Every care has been taken to reflect the true dimensions of this property but they should be treated as approximate and for general guidance only.

MONEY LAUNDERING

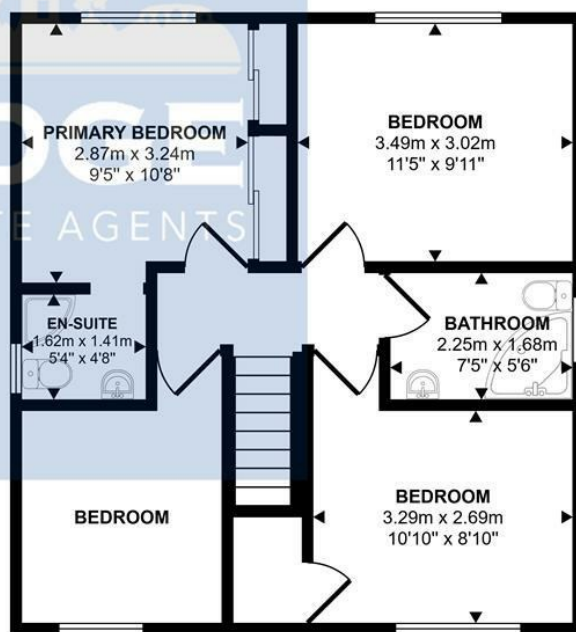
In line with current money laundering regulations,



Approx Gross Internal Area
129 sq m / 1389 sq ft



Ground Floor
Approx 76 sq m / 813 sq ft



First Floor
Approx 54 sq m / 576 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

