



- TWO BEDROOM DETACHED BUNGALOW
- AMPLE OFF ROAD PARKING
- NO UPWARD CHAIN

- IN NEED OF MODERNISATION
- GARAGE
- COUNCIL TAX BAND - C

Price guide £239,950

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



In need of modernisation however being situated upon a sought after part of this thriving village comes offered for sale a two bedroom detached bungalow. Having generous off road parking leading up to the property where there is a garage and entrance into the property with an Entrance Hall, Living Room, Conservatory, Kitchen, Two Bedrooms and a Shower Room. There is a mature rear garden ready for the next owner to add their own vision to. PLEASE NOTE - The bungalow is being sold with NO UPWARD CHAIN. PLEASE VIEW OUR VIRTUAL TOURS FOR MORE DETAIL.

ENTRANCE HALL

Having a radiator, loft access, fitted cupboard, airing cupboard and doors to:

LIVING ROOM

17'9 - 15'1 x 11'6 - 5'10 (5.41m - 4.60m x 3.51m - 1.78m)
Benefiting from radiator, power points, TV point, fire with feature surround and Conservatory doors to:

CONSERVATORY

10'2 x 6'10 (3.10m x 2.08m)
Having windows to the rear and side aspects and power points.

KITCHEN

9'1 x 7'10 (2.77m x 2.39m)
Having a range of wall and base units and work surfaces, window to the rear aspect, integral oven, hob and extractor, power points and a door to the rear leading to the:

CONSERVATORY

8'10 x 6'9 (2.69m x 2.06m)
There is a partition between the entrance from Living Room and from the Kitchen making this area a nice porch with windows to the rear and side aspect and doors to the garage and garden.

PRIMARY BEDROOM

11'5 x 9'5 (3.48m x 2.87m)
With a bow fronted window, radiator, power points and fitted wardrobes.

BEDROOM

9'2 x 7'10 (2.79m x 2.39m)
Benefiting from a window to the front aspect, radiator and power points.

BATHROOM

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





REAR GARDEN

A mature rear garden that offers a patio that leads to a mainly laid to lawn area having borders with a number of plants, shrubs and trees.

FRONT GARDEN

Having a bordered area with a variety of shrubs and plants and a mainly laid to lawn area.

PARKING

From the front there is ample off road parking that then leads to:

CAR PORT

Which is to the side of the bungalow in need of repair that leads to:

GARAGE

17'10 x 8'1 (5.44m x 2.46m)

Benefiting from an up and over door with a window to the rear and the facilities of both power and lighting.

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

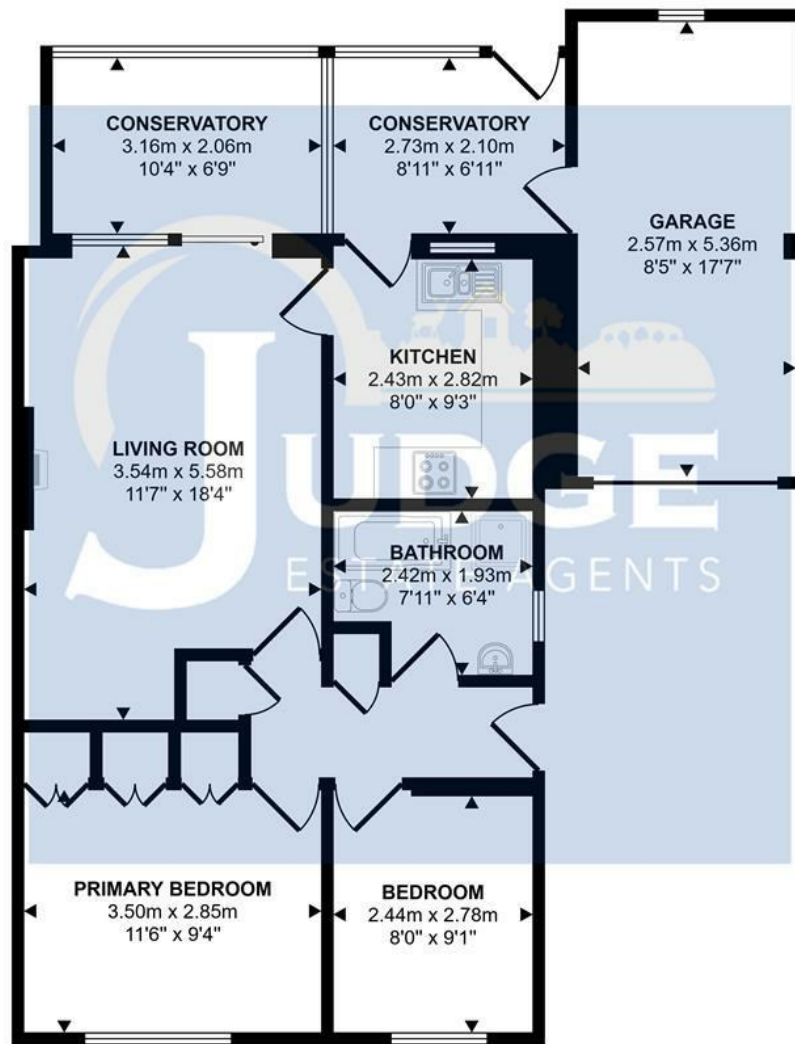
Purchasers should note that if a floor plan is included within property particulars it is intended to show the relationship between rooms and does not reflect exact dimensions or indeed seek to exactly replicate the layout of the property. Floor plans are produced for guidance only and are not to scale. 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, prospective buyers will be asked to provide us with photo I.D. (e.g. Passport, driving licence, bus pass etc) and proof of



Approx Gross Internal Area
85 sq m / 916 sq ft



Floorplan

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.

