



- DETACHED FOUR BEDROOM HOUSE
- IDEAL FAMILY HOME
- GROUND FLOOR WC
- PRIVATE SHARED ROAD
- CONSTRUCTED IN 2016 BY DAVIDSON'S HOMES

- EN-SUITE
- KITCHEN/DINING/LOUNGE
- OFF ROAD PARKING
- SOUTH WEST FACING GARDEN
- COUNCIL TAX BAND - E

Price guide £435,000

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



Residing upon an enviable position within this highly sought after development comes offered for sale this four bedroom detached family home. A lovely, welcoming house that in brief offers an Entrance Hall, Kitchen/Dining/Lounge, Utility Cupboard, WC, Living Room, First Floor Landing, Four Bedrooms (One with an En-Suite) and a Family Bathroom. To the rear there is a lovely south-west facing garden and from the front there is off road parking that leads to a Garage ideal for cycle and storage.

ENTRANCE HALL

There are stairs that lead to the first floor landing, radiator, power point, under stairs cupboards and doors to:

LIVING ROOM

16'6 x 11'2 (5.03m x 3.35m)

Benefiting from a bow fronted window, radiator, power points and a TV point.

KITCHEN/DINING/LOUNGE

22'5 x 11'2 (6.83m x 3.40m)

To the Kitchen area there are a range of wall and base units with work surfaces, sink with a mixer tap and drainer, integral oven, grill, hob with extractor fan, microwave, power points, windows and patio doors to the rear aspect, TV point, radiator and doors to:

UTILITY CUPBOARD

There are wall units with work surfaces, plumbing for a washing machine and power points.

WC

Comprising a low level WC, Radiator and a Window to the rear aspect.

FIRST FLOOR LANDING

There is a loft access, radiator, airing cupboard and doors to:

BEDROOM

14'6 x 11' - 10' (4.42m x 3.35m - 3.05m)

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

EN-SUITE

Comprising a low level WC, Wash hand basin, Walk in Shower, Radiator, Window to the front aspect and an Extractor.

BEDROOM

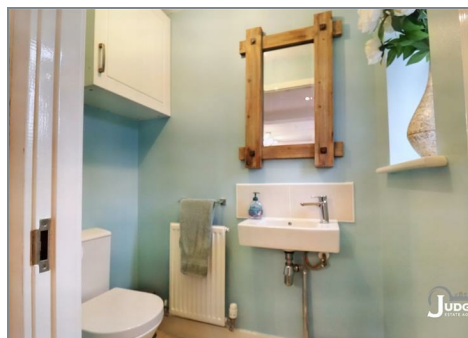
12'4 x 9' (3.76m x 2.74m)

With a window to the front aspect, radiator, power points and fitted wardrobes.

BEDROOM

11'2 x 9'2 (3.40m x 2.79m)

There is a window to the rear aspect, radiator, power points and fitted wardrobes.





BEDROOM

10'2 - 8'1 x 7'6 (3.10m - 2.46m x 2.29m)

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

BATHROOM

Comprising a low level WC, Wash hand basin, Bath, Walk in Shower, Complimentary tiling, Radiator and a Window to the rear aspect.

REAR GARDEN

There is a patio and decked areas as well as a laid to lawn garden.

PARKING

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

GARAGE

11'6 x 8'10 (3.51m x 2.69m)

Benefiting from an up and over door.

ANSTEY VILLAGE

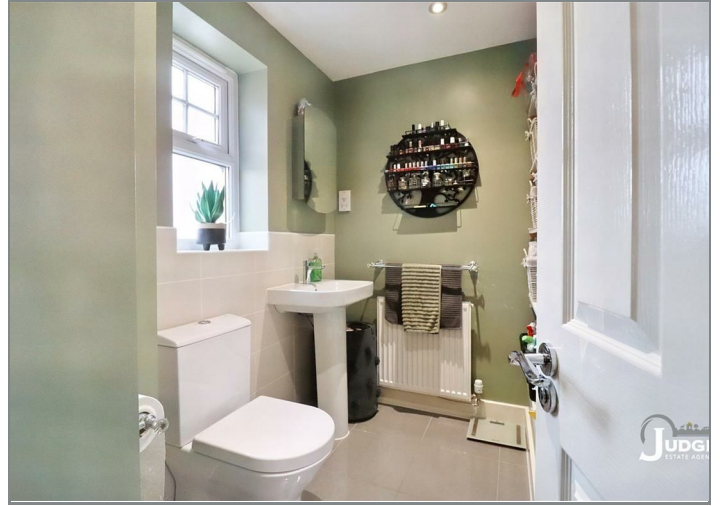
Known as the Gateway to Charnwood Forest and boasting

fantastic amenities in the village centre, Anstey has all that is needed in terms of food shopping, eating out, banking etc. The village still holds on to that traditional English feel with its two central greens, and hosts a number of traditional pubs and restaurants, as well as more international restaurants.

The surrounding area has such a wide variety of things to offer. Bradgate Park is host to rugged natural scenery and wildlife, childhood home of Lady Jane Grey. This park stretches above the village between the two neighbouring villages of Newtown Linford and Cropston. On the other side of the spectrum, Leicester city centre has everything a metropolitan city has to offer, from extensive shopping facilities to contemporary cuisine.

Nearest schools:

The Latimer Primary School, Anstey (0.3 miles)



Martin High School - Secondary (0.5 miles)

Woolden Hill Community Primary School (0.7 miles)

Transport links

All of the shopping and entertainment on offer in the city of Leicester is only a short journey away, and Anstey is also situated perfectly for the commuter, with the M1, A46 and A50 all very easily accessible.

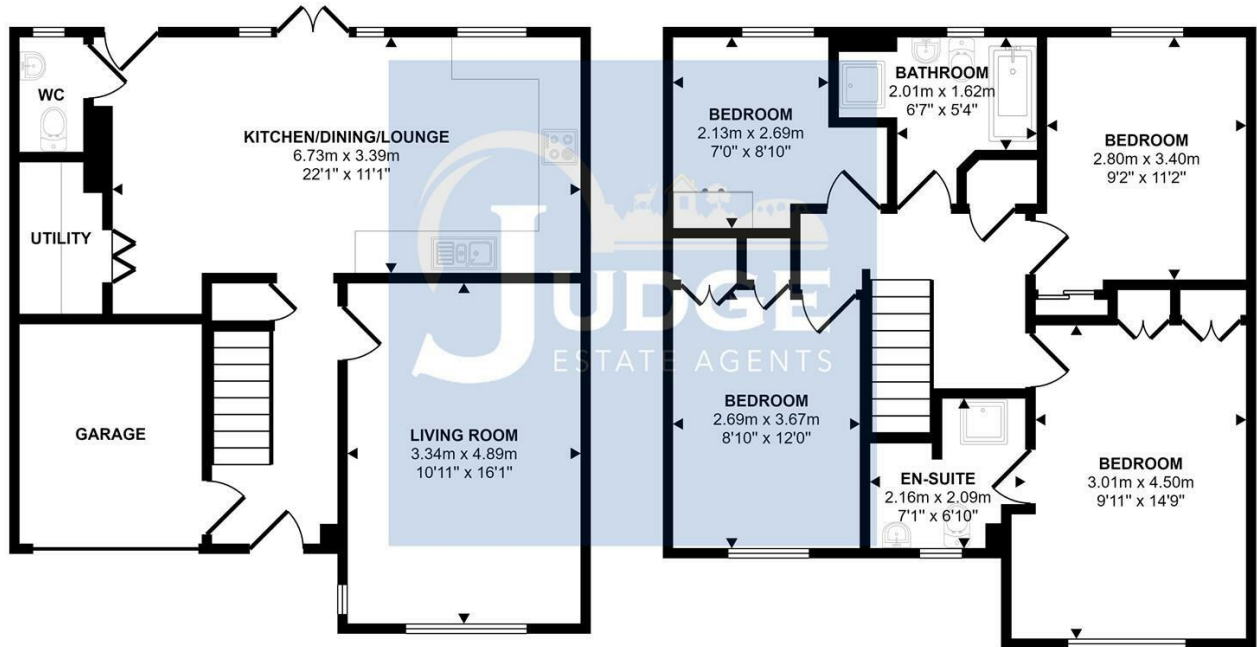
VIEWINGS

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



Approx Gross Internal Area
126 sq m / 1351 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.

