

**SOLD STC**

£330,000 Freehold



# 149 Coleridge Drive, Enderby, Leicester. LE19 4QJ

- Spacious Three Bedroom Detached Bungalow
- Sought After Road Location In Enderby
- Ent Porch, Ent Hall, 24ft L Shape Living Dining Room, Kitchen
- Three Generous Bedrooms, Family Shower Room/Wc
- Double Glazed Conservatory Overlooking Rear Garden, Wc
- Gas Fired Central Heating System, Double Glazing
- Block Pave Driveway, Garage, Rear Garden
- Early Viewing Highly Recommended, No Onward Chain
- EPC Rating E & Council Tax Band D



## PROPERTY DESCRIPTION

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Spacious three bedroom detached bungalow in this sought after road location in Enderby. Well presented and offered with no onward chain, an early viewing comes highly recommended to avoid disappointment. In brief the bungalow comprises of side entrance porch, hallway with cloaks cupboard and drop down hatch to a boarded loft area with rear window. To the front is a good size L shape 24ft living/dining room with feature fireplace and brick surround and dual aspect windows. The kitchen is fitted with a range of base and wall units, oven/hob and extractor and has a side access door. There are three good size bedrooms all with fitted bedroom furniture and there is also a family shower room/wc. Located off the master bedroom is an attractive conservatory with double doors leading out to the garden, an internal door to the garage and also a useful cloaks/wc. The property further benefits from gas fired central heating system and double glazing. Externally to the front of the property is a small lawn area and a feature block pave driveway providing ample car standing and giving access to the good size garage which is set back. The rear garden has a patio, lawn, borders and fence surround. EPC rating is E and Council tax is band D.



## ROOM DESCRIPTIONS

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**Entrance Porch**

**Entrance Hall**

**L Shape Living/Dining Room**

24' 4" x 15' 11" red to 9'5" (7.42m x 4.85m)

**Kitchen**

10' 10" x 9' 11" (3.30m x 3.02m)

**Conservatory**

14' 8" max x 10' 0" (4.47m x 3.05m)

**Cloaks/Wc**

**Bedroom**

13' 11" x 12' 0" to back of robe (4.24m x 3.66m)

**Bedroom**

11' 11" x 9' 11" to back of robe (3.63m x 3.02m)

**Bedroom**

10' 6" to back of robe x 8' 5" (3.20m x 2.57m)

**Family Shower Room/Wc**

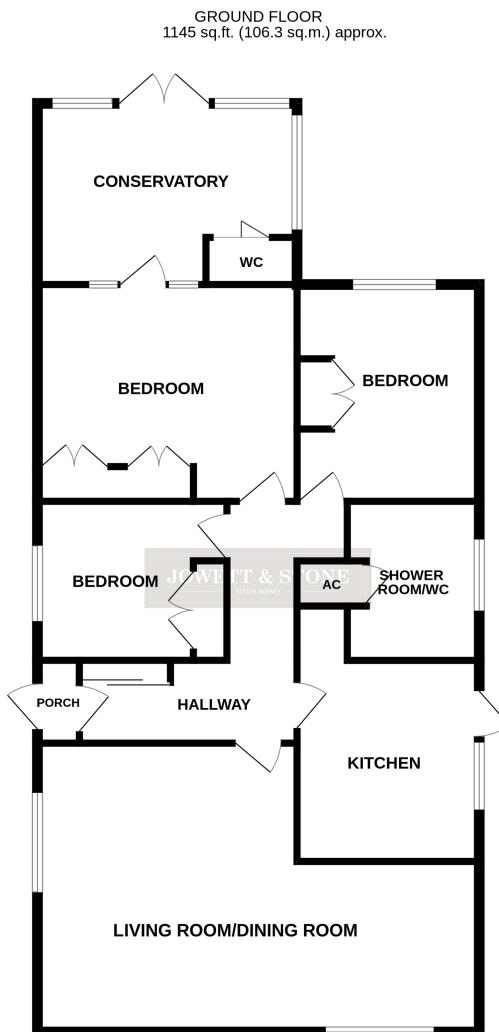
**External**

**Garage**

21' 9" x 10' 3" plus rec (6.63m x 3.12m)

**Rear Garden**





TOTAL FLOOR AREA : 1145 sq.ft. (106.3 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan 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 identification purposes only and should be used as such by any prospective purchaser. The services, structures and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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