



58 Jacqueline Road, Markfield, Leicestershire, LE679RB

MOORE
& YORK



Property at a glance:

- Lovely Detached Bungalow
- Stunning Open Views
- Popular Cul-de-sac Location
- Ample Block Paved Parking & Garage
- Gas Central Heating & D\G
- Two Double Bedrooms
- Easily Maintainable Gardens
- Viewing Essential

Asking Price £310,000 Freehold



Beautifully presented detached bungalow situated in this highly popular cul-de-sac location with stunning open countryside views to rear and offers easy access to all local facilities and is within a short drive of the Coalville Town centre and Leicester City Centre where a more comprehensive range of facilities are available. This lovely home stands with ample block paved parking to front and side leading to garage and nicely presented gardens to rear with amazing views over open countryside and woodland. The well planned centrally heated and double glazed accommodation briefly comprises entrance hall, lounge, kitchen with open plan aspect to conservatory/dining room, utility room, cloakroom/WC, two bedrooms and shower room. We highly recommend a early viewing on this home as rarely do properties of this style and location become available.

DETAILED ACCOMMODATION

UPVC sealed double glazed door leading to;

ENTRANCE HALL

Covered radiator.

LOUNGE

13' 11" x 11' 5" (4.24m x 3.48m) Display fire and surround, covered radiator, TV point, double doors leading to;

CONSERVATORY/DINING ROOM

21' 3" x 8' 6" (6.48m x 2.59m) Covered radiator, UPVC sealed double glazed windows overlooking rear gardens, open plan aspect to;



KITCHEN

11' 4" x 11' 2" (3.45m x 3.40m) Comprising one and a half bowl sink unit with cupboards under, matching range of base units with work surfaces over, drawers and cupboards under, complimentary wall mounted eye level cupboards, built in cooker and four piece gas hob with extractor fan over set in matching hood, integrated dishwasher, covered radiator. UPVC sealed double glazed window.

UTILITY ROOM

9' 6" x 6' 7" (2.90m x 2.01m) Door to rear garden.

OUTER HALLWAY

Door to side aspect.





CLOAKROOM/WC

Low level WC and wash hand basin, radiator.

BEDROOM 1

12' 7" x 11' 5" (3.84m x 3.48m) UPVC sealed double glazed windows to front and side aspect, fitted wardrobes and dressing table, radiator.

BEDROOM 2

10' 10" x 9' 10" (3.30m x 3.00m) Radiator, fitted wardrobe, UPVC sealed double glazed window.

SHOWER ROOM

7' 3" x 6' 9" (2.21m x 2.06m) Three piece suite comprising walk in shower cubicle with easy wipe splash back, vanity sink unit set in bathroom unit incorporating low level WC.

OUTSIDE

Ample block paved parking to front with well stocked evergreen bed, further block paved parking to side leading to garage with up and over door. Easily maintainable nicely presented gardens to rear comprising block paved sitting area and gravelled floral and evergreen beds with stunning open views to rear across open countryside and woodland.

SERVICES

All main services are understood to be available. Central heating is gas-fired, electric power points are fitted throughout the property, windows are double glazed.

VIEWING

Strictly through Moore & York Ltd., who will be pleased to supply any further information required and arrange appropriate appointments.

MAKING AN OFFER

As part of our service to our Vendors, we have a responsibility to ensure that all potential buyers are in a position to proceed with any offer they make and would therefore ask any potential purchaser to speak with our Mortgage Advisor to discuss and establish how they intend to fund their purchase. Additionally, we can offer Independent Financial Advice and are able to source mortgages from the whole of the market, helping you secure the best possible deal and potentially saving you money. If you are making a cash offer, we will ask you to confirm the source and availability of your funds in order to present your offer in the best possible light to our Vendor.

TENURE

Freehold









COUNCIL TAX BAND

Hinckley & Bosworth

IMPORTANT INFORMATION

Although we endeavour to ensure the accuracy of property details we have not tested any services, heating, plumbing, equipment or apparatus, fixtures or fittings and no guarantee can be given or implied that they are connected, in working order or fit for purpose.

FLOOR PLANS

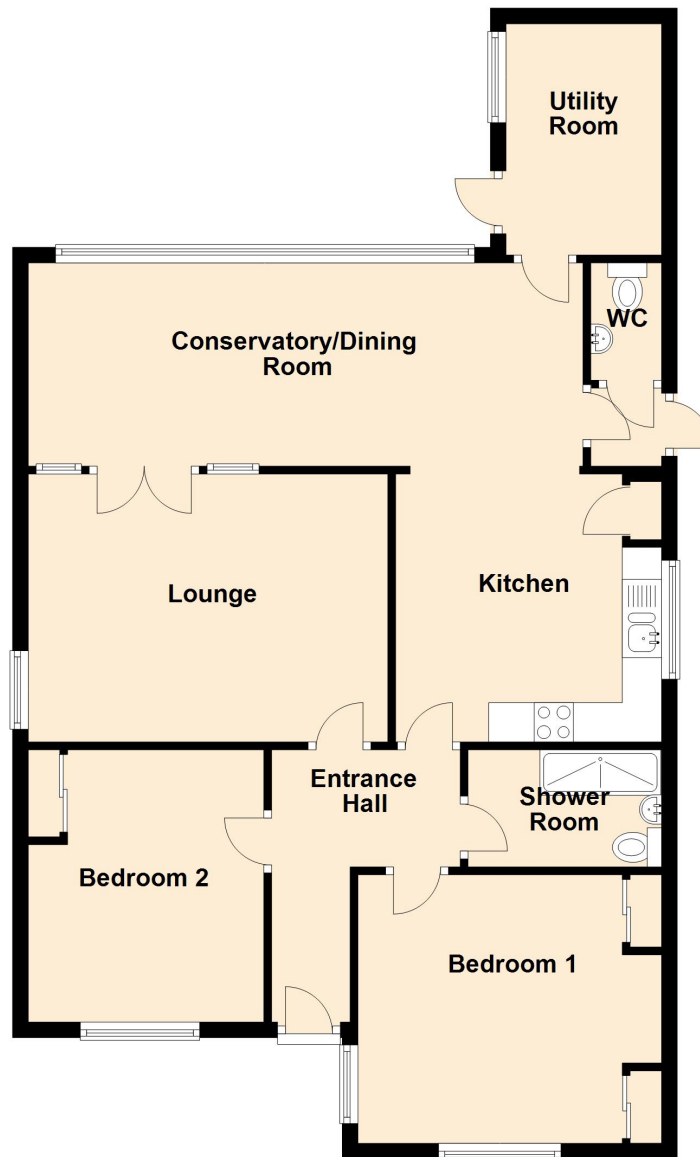
Purchasers should note that if a floor plan is included within property particulars it is intended to show the relationship between rooms and does not reflect exact dimensions or indeed seek to exactly replicate the layout of the property. Floor plans are produced for guidance only and are not to scale. Purchasers must satisfy themselves of matters of importance by inspection or advice from their Surveyor or Solicitor.

Property Information Questionnaire

The Vendor(s) of this property has (have) completed a Property Information Questionnaire which provides prospective purchasers with important information about the property which you may wish to consider before viewing or making an offer. Please enquire with the relevant office if you would like to view a copy.

Ground Floor

Approx. 90.0 sq. metres (968.3 sq. feet)



Total area: approx. 90.0 sq. metres (968.3 sq. feet)

IMPORTANT: All measurements are approximate. Floor plans and plot plans are carefully measured but are approximate and for guidance only. These details are prepared by ourselves on instruction of the property owner and any fixtures, services and equipment referenced within have not been tested by Moore & York and no Warranty(ies) can be given. These particulars are intended to give a fair representation of the property but accuracy cannot be guaranteed, nor do they in any way constitute an offer or contract. No person in our employment is able to make factual claims or give guarantees regarding this property – if there are points you wish to have clarified before making an offer please make enquiries with ourselves directly or via your appointed legal advisor

