



Station Road, Countesthorpe, Leicester. LE8 5TA

- Pretty Three Bedroom Detached Bungalow
- Occupying A Good Size Plot In This Highly Sought After Location In Countesthorpe
- Ent Porch, Ent Hall, Store, Living Room, Breakfast Kitchen
- Three Bedrooms, En Suite to Principal Bedroom, Family Shower Room
- Dining Room (potential bedroom)
- Gas Fired Central Heating System
- Front Garden Area, Driveway, Single Garage, Utility Area
- Generous Rear Garden, Viewing Highly Recommended
- No Onward Chain
- EPC Awaited & Council Tax Band E



PROPERTY DESCRIPTION

Pretty three bedroom detached bungalow located in this highly sought after location in Countesthorpe. Occupying a generous plot and offering flexible accommodation throughout. A viewing comes highly recommended to appreciate the plot, size and layout. The property is in need of cosmetic improvement but would make a fantastic home. In brief the property comprises of entrance porch, entrance hall, store room, living room with front bay window, side window and feature fire surround. The breakfast kitchen overlooks the rear garden and has a pantry, side lobby with further store and access to the side utility lobby with access to the rear. The principal bedroom has windows to the front and side and also an en suite shower room/wc, there is a further bedroom to the front. To the rear is a good size dining room with patio doors leading to the garden, this could potentially be used as a further bedroom and located off is another double bedroom with rear elevation window. The accommodation is completed by a family shower room/wc. Externally the property sits in a sought after position within the village and has a small front garden with lawn, mature borders and walled front and side. The driveway leads to a single garage with up/over door. The generous rear garden has patio area, lawn, mature borders. There is a further garden area to the rear with fruit trees, wall/fence surround. EPC ratings awaited, Council tax is band E.



ROOM DESCRIPTIONS

Entrance Porch

Entrance Hall

Living Room

14' 1" plus bay area x 13' 2" (4.29m x 4.01m)

Breakfast Kitchen

12' 11" x 11' 10" max into rec (3.94m x 3.61m)

Utility Lobby

8' 11" x 10' 2" max (2.72m x 3.10m)

Dining Room

13' 5" plus ent area x 10' 2" (4.09m x 3.10m)

Store Room

6' 10" x 5' 0" max (2.08m x 1.52m)

Bedroom

13' 0" x 11' 5" to back of robe (3.96m x 3.48m)

En Suite Shower Room/Wc

Bedroom

12' 1" x 10' 2" (3.68m x 3.10m)

Bedroom

9' 5" x 9' 0" (2.87m x 2.74m)

Family Shower Room/Wc

External

Single Garage

17' 7" x 9' 9" max red to 7'4 (5.36m x 2.97m)

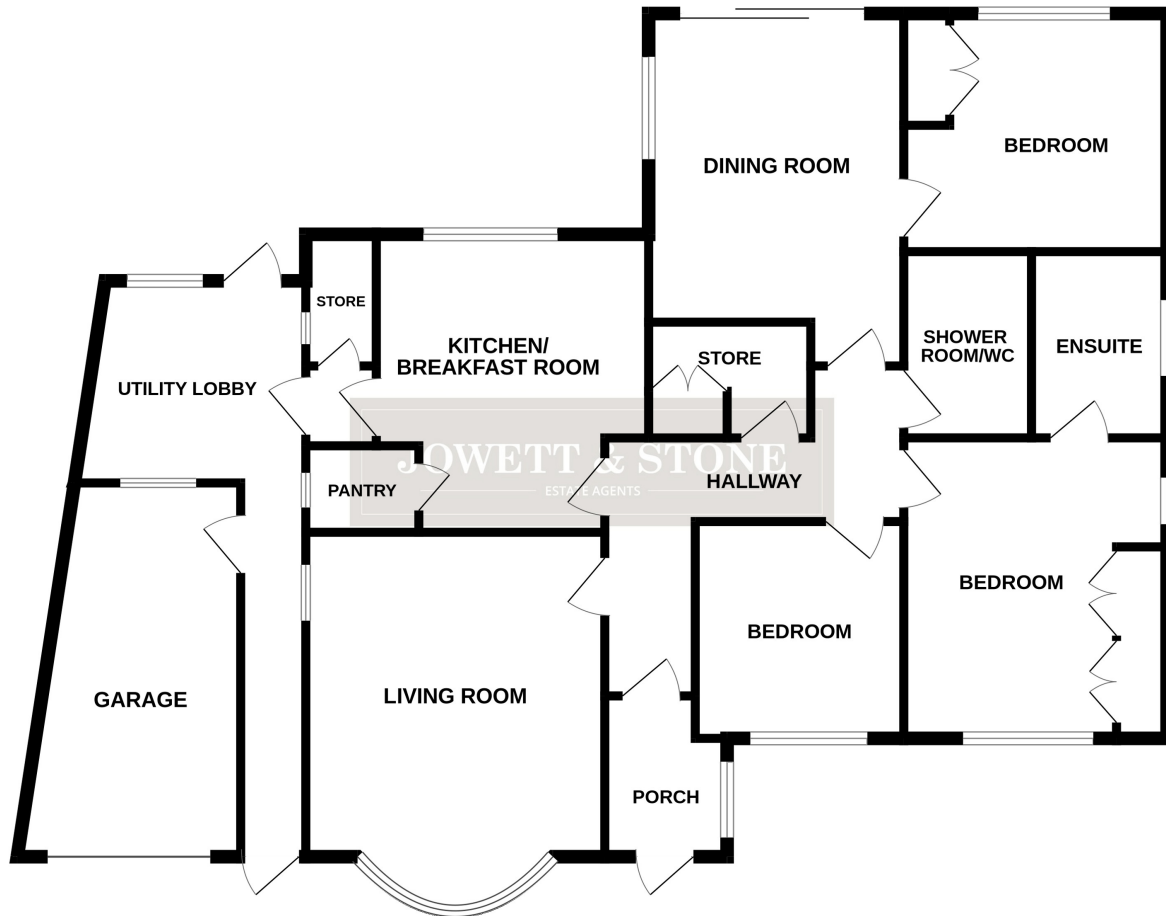
Rear Garden



FLOORPLAN

JOWETT & STONE
ESTATE AGENTS

GROUND FLOOR
1404 sq.ft. (130.4 sq.m.) approx.



TOTAL FLOOR AREA : 1404 sq.ft. (130.4 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 illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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