



**Loughborough Road, Mountsorrel**



**welcome to**

## **Loughborough Road, Mountsorrel Loughborough**

A three bedroom detached bungalow in the popular village of Mountsorrel occupying a pleasant position close by to local amenities with accommodation comprising in brief hallway, lounge, kitchen, shower room, three double bedrooms, driveway and rear garden.

### **Hallway**

The front door is accessed from the side of the property which leads you into the hallway with wood laminate flooring, doors off to all bedrooms, lounge and a storage cupboard.

### **Lounge**

12' 10" x 10' 5" ( 3.91m x 3.17m )

The lounge has carpeted flooring, frosted double glazed window to the side elevation, door to the kitchen and rear lobby/hallway. There is inset fitted cupboards with shelving and a cosy log burner with a wooden mantel and stoned hearth.

### **Kitchen**

7' 2" x 19' 11" ( 2.18m x 6.07m )

The kitchen has a range of wall and base units, with space for a freestanding cooker, extractor hood over, plumbing for a washing machine, space for a fridge/freezer, Belfast ceramic sink, wood laminate flooring, double glazed window to the side and rear elevation, extended kitchen space at the rear and a door leading to the rear lobby area.

### **Bedroom One**

13' 4" into bay window x 10' 11" ( 4.06m into bay window x 3.33m )

Bedroom one has carpeted flooring, bayfronted window to the front elevation and radiator.

### **Bedroom Two**

13' 1" x 10' 9" ( 3.99m x 3.28m )

Bedroom two has carpeted flooring, bayfronted window to the front elevation and radiator.

### **Bedroom Three**

10' 8" x 12' 10" ( 3.25m x 3.91m )

Bedroom three has wood laminate flooring, double glazed window to the side elevation and radiator.

### **Shower Room**

The shower room has a three piece suite comprising low level w/c pedestal wash hand basin and walk in shower cubicle with shower over with part tiled walls, frosted double glazed window to the side elevation, extractor fan, towel rail and laminate flooring.

### **Rear Lobby**

The rear lobby has a back door leading out to the garden with windows to the side and rear elevation.

### **Outside**

To the front of the property is a driveway providing ample off road parking for two vehicles and side gated access to the rear garden. The garden has a patio seating area, range of shrubs and trees surround, lawned, timber garden shed and a wooden workshop.





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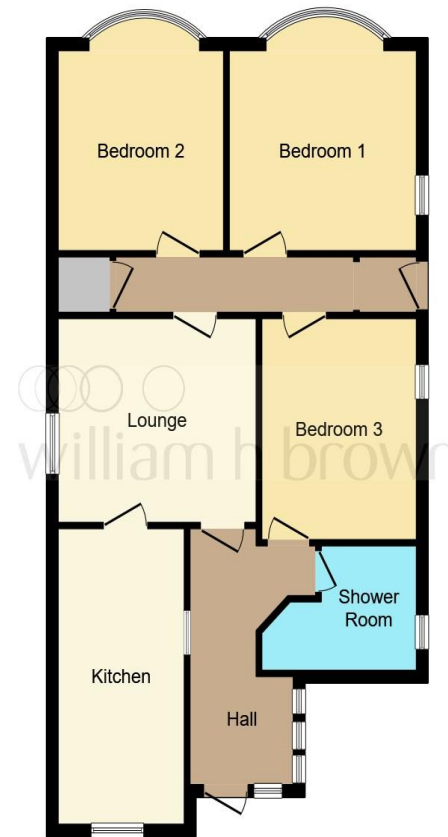
welcome to

## Loughborough Road, Mountsorrel Loughborough

- Three bedroom detached bungalow
- Popular village location
- Driveway & private enclosed rear garden
- Kitchen & lounge with cosy log burner
- Generous plot size with scope to extend

Tenure: Freehold EPC Rating: Awaited

**£335,000**



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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