



Meeting House Close

East Leake, LE12 6HY

£259,995

Property Features

- IMMACULATE SEMI DETACHED HOUSE
- THREE BEDROOMS
- MASTER EN SUITE AND FAMILY BATHROOM
- DOWNSTAIRS WC
- CUL DE SAC LOCATION
- SPACIOUS LOUNGE
- LIVING/DINING/KITCHEN
- INTEGRATED APPLIANCES
- DRIVEWAY FOR TWO CARS
- ALARM SYSTEM AND CCTV

Full Description

Built four years ago by Messrs Redrow, this BEAUTIFUL HOME in a sought after CUL DE SAC location, boasts THREE BEDROOMS, master ENSUITE, STUNNING LIVING/DINING/KITCHEN, having INTEGRATED APPLIANCES, SPACIOUS LOUNGE, downstairs w.c and family bathroom. Standing on a GENEROUS PLOT with a FABULOUS, TIERED and DECKED TERRACE, mainly laid to lawn gardens and a DRIVEWAY for two cars this IMMACULATE HOME, benefiting from alarm system and CCTV, ticks all the boxes for those seeking style and comfort in this popular commuter village with its great range of amenities, excellent schools and bags of community spirit!

ENTRANCE HALL

Front door into hallway, radiator, under stairs cupboard, doors to downstairs W.C., lounge and living/kitchen/diner and stairs to first floor.

DOWNSTAIRS W.C.

Fitted with a two piece suite comprising close coupled W.C. and wash hand basin, radiator and PVCu double glazed window to side elevation.

LOUNGE

15' 10" x 10' 9" (4.83m x 3.28m)

PVCu double glazed window to front elevation and radiator.



LIVING/DINING/KITCHEN

17' 8" x 11' 4" (5.38m x 3.45m)

Fitted with a range of wall, base and drawer units with laminate work tops, stainless steel one and a half bowl sink drainer, cupboard housing plumbing for washing machine, integrated dishwasher, integrated fridge freezer, integrated microwave, integrated oven, built in gas hob, stainless steel overhead extractor fan, cupboard, radiator, PVCu double glazed window to rear elevation and PVCu double glazed sliding doors to outside.



LANDING

PVCu double glazed window to side elevation, loft access, airing cupboard, radiator, doors to all bedrooms and bathroom.

MASTER BEDROOM

11' 4" x 10' 9" (3.45m x 3.28m)

PVCu double glazed window to front elevation, radiator, built in wardrobes and door to en suite.



EN SUITE

Fitted with a three piece suite comprising close coupled W.C., pedestal wash hand basin and double shower cubicle.

BEDROOM TWO

11' 6" x 8' 2" (3.51m x 2.49m)

PVCu double glazed window to rear elevation and radiator.

BEDROOM THREE

8' 7" x 8' 4" (2.62m x 2.54m)

PVCu double glazed window to rear elevation and radiator.



BATHROOM

Fitted with a three piece suite comprising close coupled W.C., pedestal wash hand basin and bath with shower over, chrome ladder style radiator and PVCu double glazed window to front elevation.

OUTSIDE

To the front of the property is a lawn area with path leading to porch, driveway providing off road parking for two cars and gate giving access to the rear garden. To the rear of the property is an enclosed lawn garden with decking area as well as feature tiered decking providing a further seating area looking over the garden.



Viewing Arrangements

Please contact Clare, Hannah or Ben to arrange your viewing.

Fixtures, Fittings and Appliances

Any fixtures, fittings or appliances mentioned in these details have not been tested and can not be assumed to be in full efficient working order.

Internal photographs

It should not be assumed that items shown in our photographs are included in the sale of the property.



Measurements

Although we have taken every care to ensure the dimensions for the property are true, they should be treated as approximate and for general guidance only.

Money Laundering

Where an offer is accepted, the prospective purchaser will be required to confirm their identity to us by law. We will need to see a passport or driving licence along with a recent utility bill to confirm residence.

General Note

These details and floor plans, although believed to be accurate, are for guidance only and prospective purchasers should satisfy themselves by inspection or otherwise to their accuracy. No individual within this estate agency has the authority to make or give any warranty in respect to the property.



Referral Fees

We believe you may benefit from using the services of Simpson Jones, Elvin Moore, Idyll Mortgages, Near and Far and Jex Surveyors, the Provider(s), who are conveyancers, mortgage adviser, removals and surveyor respectively. We recommend sellers and/or potential buyers use the services of the Provider(s). Should you decide to use the services of the Provider(s) you should know that we would expect to receive a referral fee of between £50 and £144 from them for recommending you to them. You are not under any obligation to use the services of any of the recommended providers, though should you accept our recommendation the provider is expected to pay us the corresponding Referral Fee.

