



32 Vicarage Close

Newbold Coleorton, Coalville, LE67 8PG

Asking Price £260,000



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Entrance Hall

Enter the property into the entrance hall which offers a handy under stairs storage area, wooden laminate flooring, uPVC window to the front elevation and stairs rising to the first floor.

Living/Lounge/Dining Space

33'10 x 11'2 (10.31m x 3.40m)

A spacious open plan living space offering uPVC windows to the front and rear elevations, French door leading to rear garden, log burning stove, central heating radiator and laminate wood flooring.

Kitchen

16'4 x 20'7 (4.98m x 6.27m)

The Kitchen is fitted with a range of contemporary wall, base and drawer units. The room also offers a sink and drainer unit, integrated dishwasher and washing machine, electric double oven, induction hob with extractor fan, space for fridge/freezer and microwave and separate bar area.

First floor landing

With uPVC window to the side elevation and carpeted flooring.

Master Bedroom

11'7 x 11'3 (3.53m x 3.43m)

Having uPVC window to the rear elevation, carpeted flooring and central heating radiator.

Bedroom Two

11'11 x 8'6 (3.63m x 2.59m)

Having a uPVC window to the front elevation, central heating radiator, carpeted flooring and ladder access to the Loft Room.

Loft Room

11'5 x 8'6 (3.48m x 2.59m)

Having beamed ceiling, carpeted flooring and Velux window to the rear elevation.

Bedroom Three

9'11 x 12'0 (3.02m x 3.66m)

Having carpeted flooring, central heating radiator and uPVC window to the front elevation.

Family Bathroom

8'9 x 5'11 (2.67m x 1.80m)

Having free standing, roll top bath, separate shower cubicle, low level W/C, wash hand basin, obscured window to the rear elevation and central heating radiator.

Rear Garden

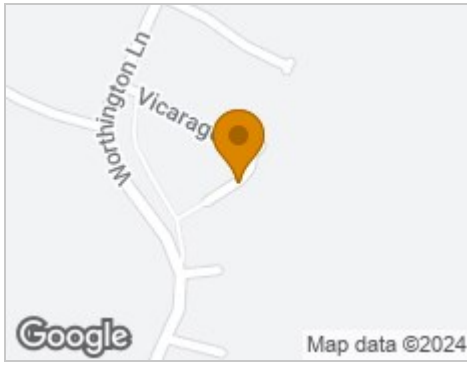
Having low maintenance artificial lawn, patio seating area and fitted BBQ/Log store.

Garage

Having roller shutter door, power and lighting.



Road Map



Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Marble Property Services Office on 01332 811333 if you wish to arrange a viewing appointment for this property or require further information.

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