

19 Willoughby Close, Melton Mowbray, LE13 1HJ

£235,000

EST. 1846
SHOULERS
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19 Willoughby Close
Melton Mowbray
LE13 1HJ

Shouler & Son bring to market this well presented, spacious and fully renovated three bedroom semi detached property located on the popular Wimpy estate located on the south side of Melton Mowbray.

The property has recently undergone a full scheme of refurbishment to include a newly fitted kitchen and bathroom, new sliding uPVC patio door, new flooring, new decoration, a newly installed gas central heating system and a gravelled driveway.

The residence comprises of sitting room, kitchen/diner, three bedrooms, family bathroom, off steet parking to the front with front garden and a spacious rear garden laid to lawn with a private backdrop of cypress trees.

Local amenties include a convenience store located on Grange Drive and renowned primary school Sherrard School also located on Grange Drive. The property is located with good access links to Oakham, Nottingham via bypass and the A1.

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Lounge


Kitchen


Diner


Bedroom 2

SUMMARY

ENTRANCE HALL : Entered via a uPVC door with stairs to landing, radiator and under stairs storage.

SITTING ROOM : A spacious room with radiator and window overlooking front and archway to kitchen/diner.

KITCHEN/DINING ROOM : A spacious room with new uPVC sliding patio doors to the garden and a newly fitted shaker style kitchen comprising of a range of eye and base level units, wood effect laminate worktops, integrated slimline dishwasher, stainless steel sink, integrated electric oven, integrated gas hob, integrated stainless steel extractor fan, newly installed Ideal gas combi boiler, space for washing machine, space for fridge freezer, Halo Ideal room thermostat, LVT flooring. and ceiling downlights.

STAIRWELL/LANDING : With loft hatch.

BEDROOM ONE : A front facing double bedroom with radiator.

BEDROOM TWO : A rear facing double bedroom with radiator.

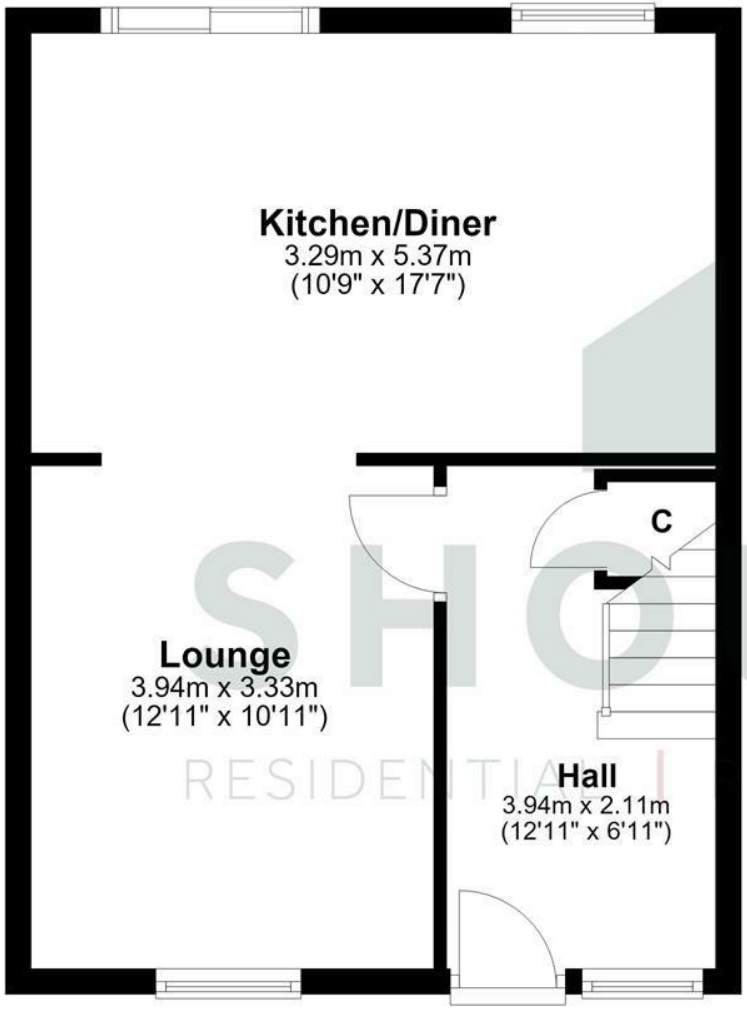
BEDROOM THREE : A front facing single bedroom with radiator and storage cupboard.

BATHROOM : A newly installed three piece suite comprising of low flush WC, sink pedestal, chrome heated towel rail, panelled bath with screen with mixer shower, extractor fan, quartz effect aquaboard splashback and LVT flooring.

OUTSIDE : There is a low maintenance front garden with gravelled parking for several cars. The rear garden is mainly laid to lawn with patio area with screening to the rear from mature cyress trees.

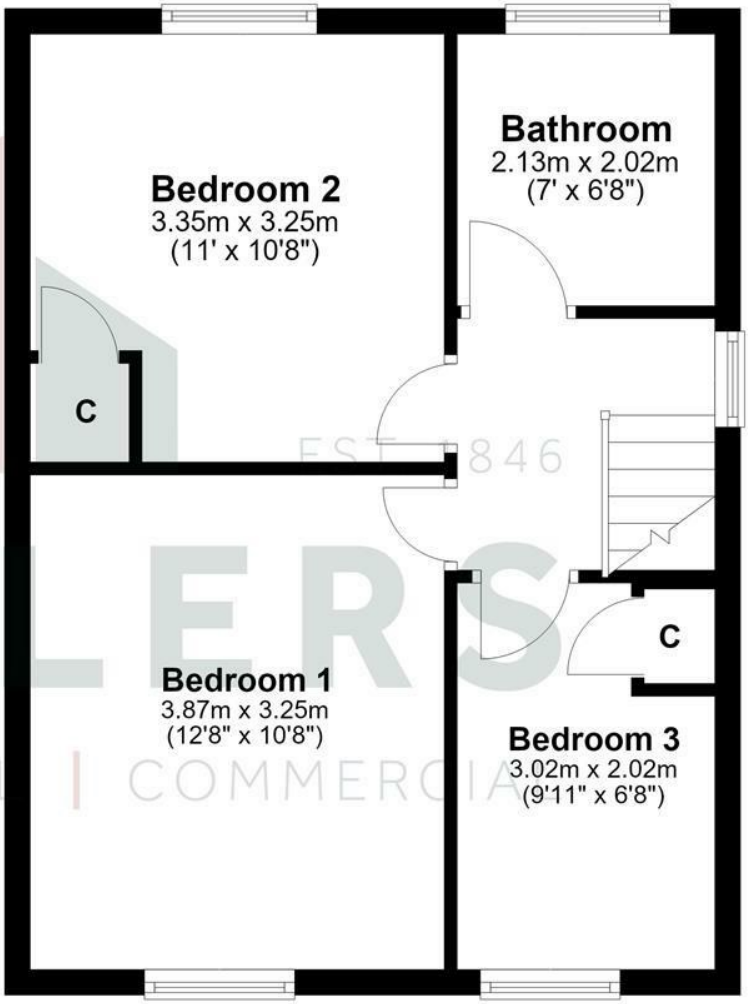
Ground Floor

Approx. 40.0 sq. metres (430.3 sq. feet)



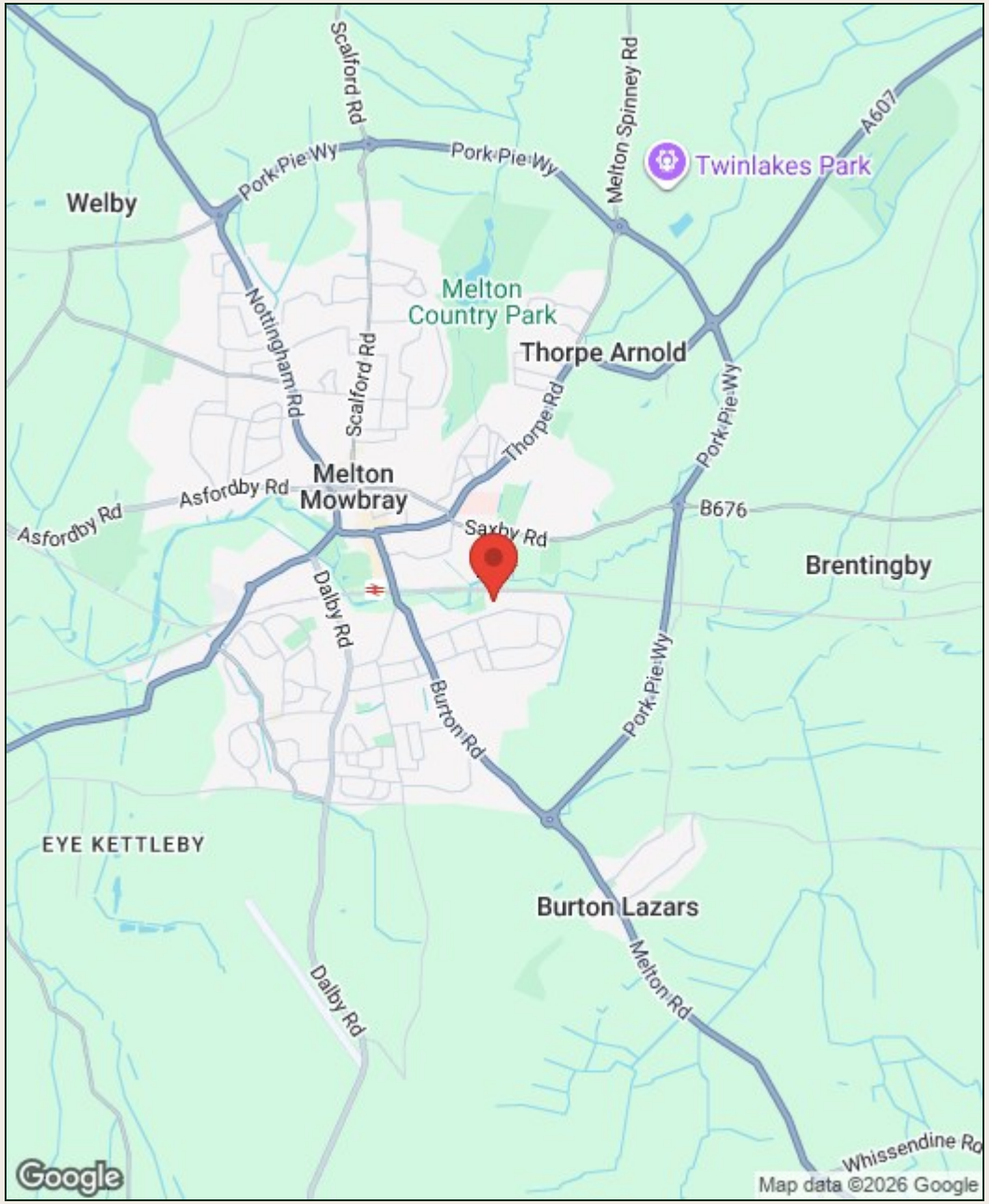
First Floor

Approx. 39.3 sq. metres (423.0 sq. feet)



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DISCLAIMER: Please note that this floorplan is for marketing purposes and this is to be used as a guide only.
Plan produced using PlanUp.





- NEWLY RENOVATED PROPERTY
- NEW GAS COMBI BOILER
- THREE BEDROOMS
- SHAKER KITCHEN WITH APPLIANCES
- OPEN PLAN KITCHEN DINER
- LARGE REAR GARDEN
- OFF STREET PARKING
- uPVC WINDOWS
- NO ONWARD CHAIN
- SOUGHT AFTER ESTATE

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