

Church Street
Coton-in-the Elms,
DE12 8HA

£145,000

A COMPLETELY REFURBISHED 2 double bedroom park-home occupying an EXCELLENT PLOT overlooking fields to the rear, new LPG heating, new UPVC double glazing, new Roof, RE-FITTED KITCHEN & BATHROOM, re-decorated with NEW CARPETS, low maintenance garden & raised DECKED PATIO overlooking fields to the rear.



Property Features

- Park Home
- Completely Refurbished
- Spacious Interior
- LPG Heating
- Overlooking Fields
- 2 Double Beds
- New Kitchen
- New Bathroom
- Decked Patio
- Immediate Possession

Full Description

Quietly tucked away off Church Street in the middle of this sought after & popular village, Greenacre Park occupies a great position bordering onto open countryside, you can really embrace the sights and sounds of village life.

No 8 is situated to the side of the park on an excellent low maintenance plot that directly backs onto fields to the rear and with the recently erected decked patio area you can really enjoy outdoor entertaining with friends and family.

The home has been the subject of a comprehensive refurbishment program to include newly installed LPG heating, UPVC double glazed windows, stylish new kitchen and bathroom, re-decorated throughout with new carpets and re-roofed with celotex insulation along with external insulation creating a low maintenance and economical to run home.

Tucked away in the corner, almost hidden from view and with a spacious interior of 692 Sq Ft the property enjoys a smooth rendered façade and approached by steps leading to the double opening doors into impressive lounge and dining area, the kitchen benefits from a stylish range of units with integrated appliances, there are two double bedrooms including bedroom one with French doors onto the decked bacony and lastly the main bathroom with boiler room.

The exterior has been landscaped with paved pathways and pea gravel a raised flower bed and a great raised decked patio, ideal for outdoor entertaining. There is also parking to the front of the site.

Situated right in the centre of this popular village you can walk to all the excellent local village amenities including village shop, St Mary's Church, local C of E primary school, two great pubs The Black Horse & The Bubble Inn.

Coton also is within the National Forest with many walks and cycle trails and lies within 4 miles of Swadlincote and 6 Miles from Burton, both enjoying an excellent range of amenities, with the M42 & A 38 within 15 Minutes drive.

SPECIAL NOTE

There is a Monthly Ground Rent of £157.44 including water.





Floor Plan



Total area: approx. 64.3 sq. metres (692.0 sq. feet)

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements