



Harry Lane
Ibstock,
LE67 6DG

Offers Over £400,000

A four bedroom EXTENDED DETACHED with nearly 1500 sq ft of living space. Built in 2014 by Davidsons, this home boasts fantastic space throughout with a superb LIVING KITCHEN with BIFOLD doors to the SOUTH FACING REAR GARDEN. There is the huge bonus of a double garage to the front.



Property Features

- Extended Detached Home
- Four Bedrooms
- Lounge
- Open plan Kitchen Living
- Utility Room
- En Suite to Master
- Double Garage
- Bifold Doors to Rear Garden
- Driveway for Multiple Vehicles

Full Description

Built by Davidson Homes in 2014 on their flagship Bakers Croft development under a 10 year NHBC warranty, to their 'Wigmore' design, this spacious & deceptive family home occupies an excellent position enjoying a large plot within walking distance of Sence Valley park with its many country walks and cycle paths.

Offering a great position on the development, this extended home offers internal luxury, great living space whilst sat on the doorstep of the countryside in order to enjoy those evening walks. The property boasts high specification throughout and welcomes additions such as the utility room and the stunning living kitchen which opens to the rear garden via bifold doors.

As you step inside, you'll be greeted by a spacious hallway providing access to the bay fronted lounge, play room, downstairs WC, stairs leading to the first floor and the extended kitchen area. The kitchen has benefitted from the extension to the rear that the current owners have added. A utility room has been created whilst also creating an inviting and open living area that seamlessly

combines the kitchen and living space. The highlights of this area is the stunning kitchen and bifold doors that lead to the rear garden.

With four well appointed bedrooms to the first floor that will give all members of the family a good space of their own. The master bedroom comes complete with an en suite and built in wardrobes. There is also a four piece family bathroom that completes the first floor accommodation.

Externally, there is a south facing rear garden which is mainly laid to lawn whilst also boasting a large patio area which provides a sun trap and is ideally positioned for your garden furniture. The property sits on a wide plot to the front with off road parking for multiple vehicles and providing access to the double garage that offers power and lighting. There is also a lovely front aspect view overlooking the park.

Situated on the popular Bakers Croft Development on the fringe of the village, the property is ideally placed to access all of Ibstock's excellent local amenities including a variety of shops catering for all day to day needs including the CO-OP, local schools including both Ibstock Junior School & St Denys Church of England, Ibstock Community College ,many recreational and sporting facilities, a regular bus service into Coalville 2.5 miles away.

Sence Valley park provides many leisure pursuits, the market towns of Ashby, Market Bosworth and Hinckley are close by, with the M42 and A50 leading to many East and West midland towns and cities including Leicester, Tamworth and Birmingham.

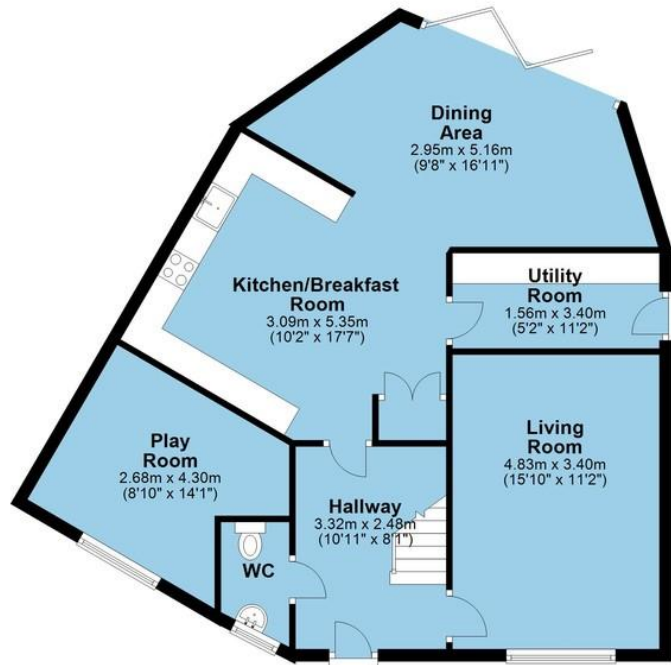
TENURE The property is Freehold.

COUNCIL TAX BAND The property is band E.





Ground Floor



First Floor



Total area: approx. 138.4 sq. metres (1489.4 sq. feet)

Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these :
measurements are approximate are 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