







**** EXTENDED FAMILY HOME **** FOUR BEDROOMS & AN OFFICE **** MODERN RE-**FITTED KITCHEN **** This** perfect family home is located in the highly regarded village of Castle Donington, in brief the property offers a hall, lounge diner with doors onto the garden. Fitted kitchen with a utility room and a guest cloakroom. The first floor offers four bedrooms and an office. and family bathroom. Drive and single garage, enclosed rear garden. Upvc double glazed windows and a gas heating system with a boiler installed Dec 2024.

HALL

Entrance door into the hall with stairs to the first floor, radiator and door to -

LOUNGE DINER

Upvc double glazed window to the front and doors onto the garden, two radiators and door way to the kitchen.

KITCHEN

Modern fitted units with work surfaces and a sink and drainer unit. Fitted electric oven with gas hob and extractor, integrated fridge, plumbing and space for a dishwasher, radiator, upvc double glazed window and storage cupboard.

UTILITY ROOM

Fitted cupboard, work surfaces, sink and drainer unit, plumbing and space for a washing machine, upvc double glazed window and door to the garden, door to the cloakroom and garage.

CLOAKROOM

Low flush wc, wash hand basin.

FIRST FLOOR LANDING

Airing cupboard, loft access and doors to -

BEDROOM I

Upvc double glazed window to the front and radiator.



BEDROOM 2

Upvc double glazed window to the front, wardrobes and radiator.

BEDROOM 3

Upvc double glazed window to the rear and radiator.





















BEDROOM 4

Upvc double glazed window to the rear and radiator.

OFFICE

Upvc double glazed window to the front and radiator.

BATHROOM

Panel enclosed bath with a shower and shower screen, vanity sink unit with wash hand basin and storage under, low flush wc, radiator and upvc double glazed window.

OUTSIDE

Front drive and single garage with up and over door. Side gated access the enclosed rear garden offering a lawn and paved seating area.















