



 SPREY
PROPERTY

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Oakham Road, Somerby
Offers Over £385,000



Having been fully re-furbished this attractive four-bedroom family home offers a surprising amount of accommodation. Benefiting from a large fully integral breakfast kitchen, living room with wood burning stove, utility/cloakroom, south facing garden and ample parking to the drive along with a single garage. Available with no forward chain

As you enter the property, you are welcomed into the hallway with a storage area and seating, doors to the downstairs accommodation and stairs to the first floor.

The fully fitted and versatile family kitchen has an array of shaker style units, fully integrated appliances including two ovens and built in microwave, dishwasher and full-size fridge and freezer. The kitchen is equipped with Quartz worktops. A workable utility/boot room and separate WC. There is a bright living area with wood burning stove and French doors to the garden. Stairs rising to the first floor the landing offers you access to four generous bedrooms, separate shower room and the family bathroom.

Outside to the front aspect is a gravel driveway which leads to the detached prefab garage. There is a hedge for privacy to the front. To the rear there is a south facing garden mainly laid to lawn with a large patio area and surrounded by hedging.

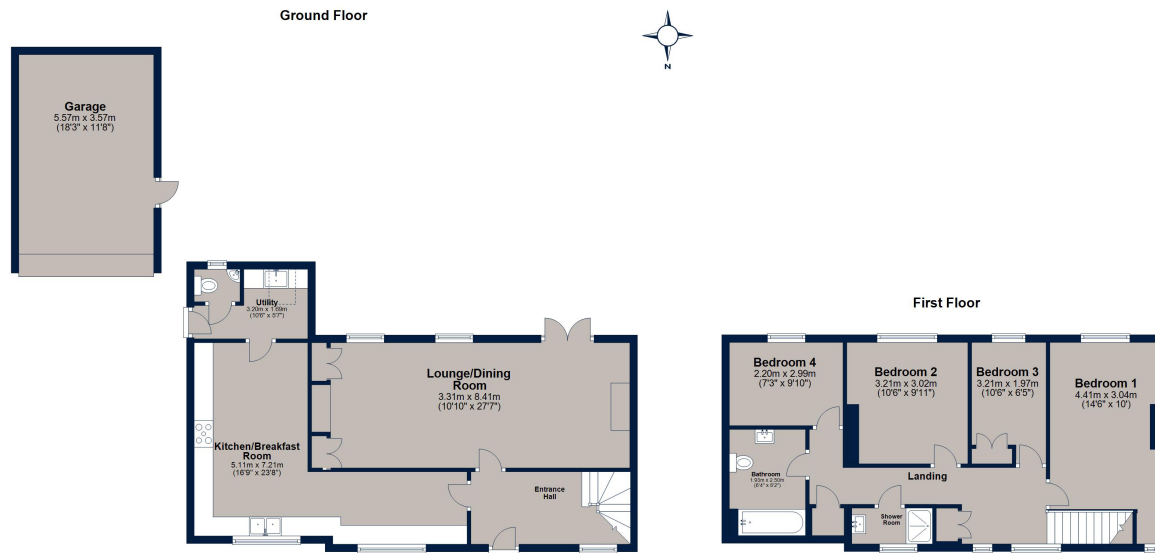
TENURE: Freehold
EPC: D
COUNCIL TAX: B
Water and Electric connected



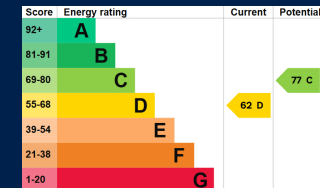


Oakham Road, Somerby

Somerby is a popular village between Oakham and Melton Mowbray with a thriving community. Facilities include a primary school, post office/village shop, a village hall, public house bustling allotments, and a riding school. The nearby towns of Oakham and Melton Mowbray also provide excellent amenities.



Total area: approx. 147.4 sq. metres (1586.1 sq. feet)
 Plan is for illustration purposes only and may not be representative of the property. Plan is not to scale. Plan produced by M-Photo
 Plan produced using PlanUp.



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate, and 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/tenants are advised to recheck the measurements