



£160,000

Charnwood Road, Shepshed LE12 9NL

Terraced House | 2 Bedrooms | 1 Bathroom

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Step Inside

Key Features

- NO UPWARD CHAIN
- Mid Terraced Property
- Two Bedroom
- Kitchen
- Lounge
- Dining Room
- Family Bathroom Upstairs
- Ideal Location
- Enclosed Garden

Main Particulars

A perfect first-time buyers property, this two-bedroom terrace property situated on Charnwood Road, Shepshed has come to the for-sale market with no upward chain. It is situation in a perfect location for the local town, road networks including M1, A50, M42.

The accommodation comprises of, lounge, dining room, kitchen, and on the first floor are two bedrooms with family bathroom. Outside is a private and enclosed garden with wooden shed.

Lounge - 3.50m x 3.46m (11'4" x 11'3") Enter into the lounge from the front of the property. Open fire with brick fire surround. Ceiling and wall lights, radiator, cupboard housing utility meters and wood effect floor covering. Before entering the dining room is an under-stair cupboard ideal storage space.

Dining Room - 3.82m x 3.48m (12'5" x 11'4")- situated to the rear of the property with access to the kitchen. Electric fire with brick fire surround. Radiator and wood effect floor covering and stairs raising to the first floor.

Kitchen - 4.49m x 1.80m (14'7" x 5'9") - Fitted with a range of cupboards, drawers, and matching eye level units. Integrated electric range and hob with three ovens and warming oven and extractor hood. Stainless steel bowl and a half sink with chrome swan neck mixer taps, tiled splash back and upstands. Tile effect floor covering, radiator, space and plumbing for washing machine, uPVC double half glazed door into the garden.

Bedroom One - 3.56 x 3.47m (11'6" x 11'3") - Situated to the front elevation, uPVC window, original ceiling rose, radiator and carpet floor covering.

Bedroom Two - 3.89m x 2.45m (12'7" x 8") - Situated to the rear elevation, uPVC window radiator, built in wardrobe housing a newly installed Ideal Exclusive 2 combi boiler, over stairs cupboard with loft access, smoke and carbon monoxide alarms and carpet floor covering.

Bathroom - 2.52m x 1.84m (8'2" x 6') - Fitted with a white three-piece suite comprising of a bath, electric Triton Cara electric shower, low level flush WC, pedestal wash hand basin, chrome mixer taps. Radiator, tiled wall, and tiled effect floor covering.

Outside

The property is situation on Charnwood Road, Shepshed. It has a wall front and gate access to the property via the front door. The rear garden has access to the property via the kitchen and neighbouring side entry. The garden is a mixture of patio and stone, with a wooden garden shed at the top.





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This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright © 2025 Registered Office: , 24 Charnwood Road, Shepshed, Leicestershire, LE12 9QF



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