



REZIDE
GROUP



ASKING PRICE £190,000
BAINBRIDGE ROAD, LOUGHBOROUGH



Welcome to Bainbridge Road, an enchanting three-bedroom semi-detached residence nestled in the vibrant town of Loughborough. This charming home boasts off-road parking, a generous garden, and a well-thought-out layout with one double and two single bedrooms, catering perfectly to the needs of a small family. Ideal not only as a comfortable family home but also as a savvy investment opportunity, the property has been successfully leased since 2015. Its strategic location within 5-10 minutes of both the university and the town centre make's it highly desirable.



Upon entering through the front door, you are greeted by a cozy entrance hall that leads seamlessly into the lounge area. The lounge, bathed in ample morning sunlight from its large window, features a gas fireplace and laminate flooring, creating a warm and inviting ambiance. Adjacent to the lounge is the well-appointed Kitchen/Diner, offering laminate work surfaces, integrated appliances, and a convenient back door leading to the rear garden.

Ascending the staircase from the entrance hall, you'll discover three bedrooms, including one double bedroom with a fitted wardrobe and two charming single bedrooms. The versatile layout allows these rooms to serve as children's bedrooms, office spaces, or even a dressing room to suit your lifestyle. Completing the upper level is a family bathroom with a bath,







shower, pedestal basin, and WC.

Situated in front of a picturesque green area adorned with mature trees, the property offers a serene and idyllic setting. Parking for two cars and a small front garden enhance the curb appeal, while side access to the rear garden provides potential for additional parking if needed. The rear garden, a delightful retreat, features established flower beds, a lush lawn, and a decked seating area at the rear.





Bainbridge Road enjoys a friendly neighbourhood atmosphere and is conveniently tucked away just off the A6004, providing excellent connectivity to the town centre and the A6 towards Leicester. Additionally, it is in proximity to the ALDI shopping complex and Tesco Supermarket, adding convenience to the list of amenities this delightful property offers. Welcome to a harmonious blend of comfort, practicality, and investment potential on Bainbridge Road.



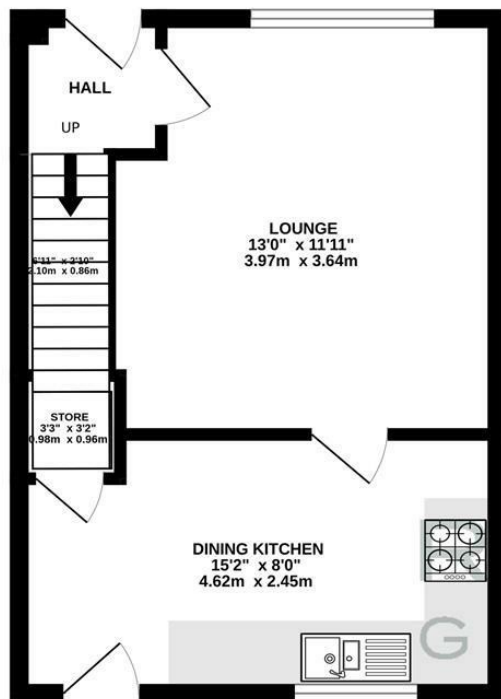


REZIDE
GROUP

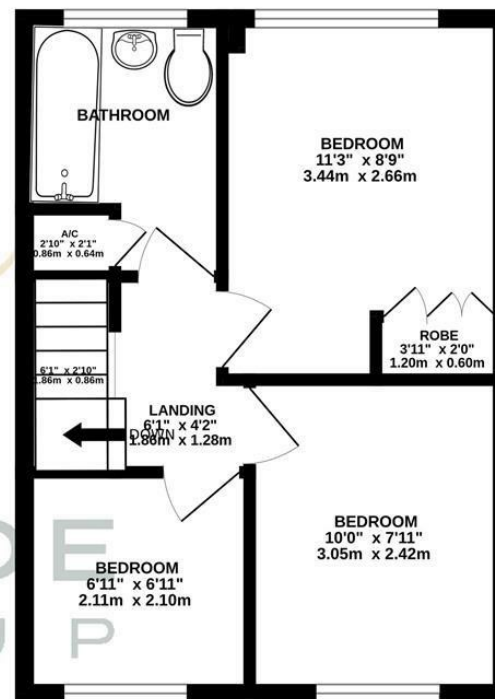


PLOT PLAN FOR GUIDANCE ONLY

GROUND FLOOR



1ST FLOOR



EZIDE
GROUP

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2023

