

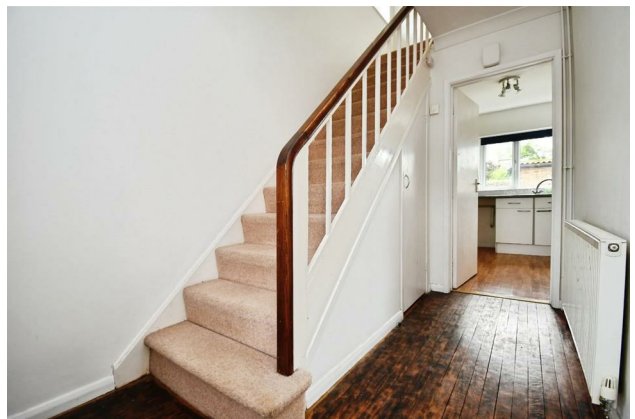
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Briar Bank Station Lane, Burton Leonard, HG3 3RU

Offers Over £375,000

Property Images



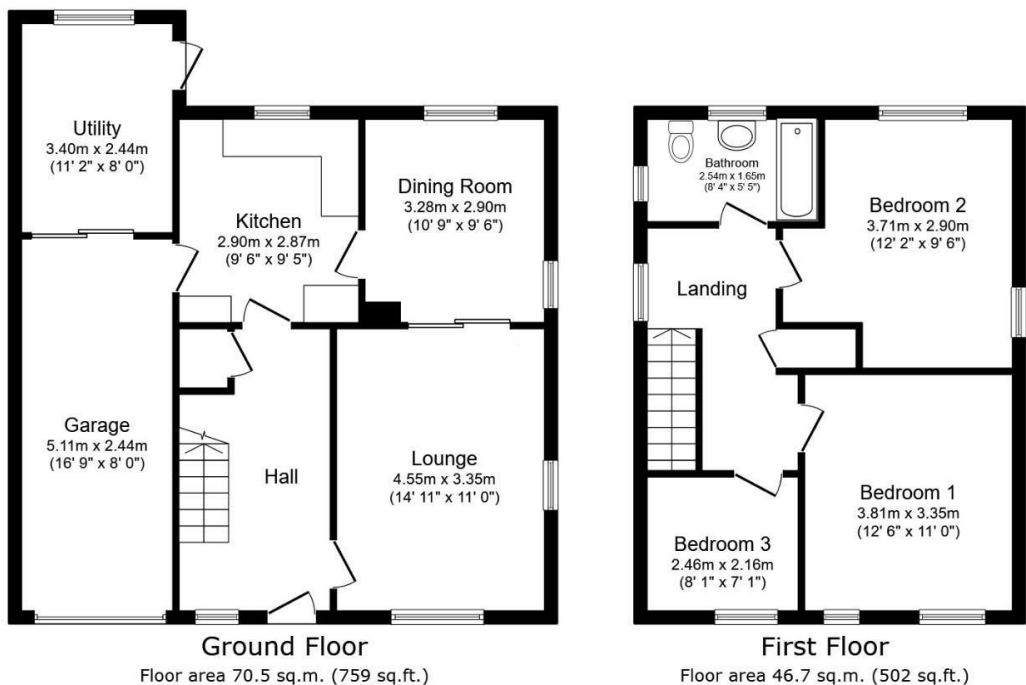
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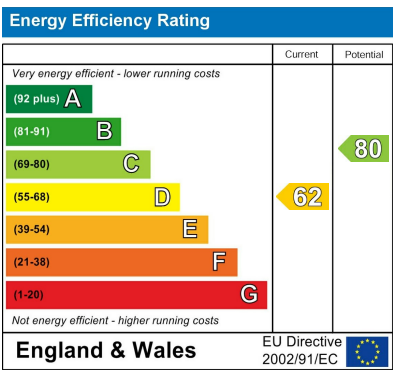
Floorplan



Total floor area: 117.2 sq.m. (1,262 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

EPC



Map



Details

Type: House - Link Detached Beds: 3 Bathrooms: 1 Receptions: 2 Tenure: Freehold

Summary

A three Bedroom Link-Detached Home in the Heart of Burton Leonard situated in the highly sought after village of Burton Leonard, this three bedroom link-detached property offers an excellent opportunity to create a wonderful family home. The village boasts a range of amenities, including a well regarded primary school, a popular pub, and a welcoming community atmosphere.

The property itself would now benefit from some updating, allowing the new owner to personalise and modernise to their own taste. On the ground floor, an entrance hall leads to a spacious lounge featuring dual aspect windows and an open fireplace. A separate dining room, also enjoying dual aspect windows, offers a bright and versatile space for family gatherings. The kitchen provides access into the adjoining garage, which includes a useful utility area to the rear, ideal for expansion and conversion subject to the necessary consents.

To the first floor, there are three well proportioned bedrooms, one which benefits from dual aspect windows, and a family bathroom.

Externally, the property is complemented by well maintained walled gardens to both the front and rear, laid mainly to lawn and offering a private and peaceful setting. A driveway provides convenient off street parking.

This is a fantastic opportunity to acquire a home in one of the area's most desirable villages, with plenty of scope to add value through modernisation.

Features

• LINK DETACHED HOUSE • THREE BEDROOMS • HOUSE BATHROOM • TWO RECEPTION ROOMS • KITCHEN • UTILITY SPACE • GARAGE • FRONT AND REAR GARDENS • DRIVEWAY • SOUGHT AFTER VILLAGE LOCATION