



66 Hinckley Road, Leicester, LE9 8DJ
£290,000

wards
Residential

Wards are delighted to present this renovated extended traditional bay fronted semi-detached family home on a large plot with open views to rear. The property is conveniently located in Barwell within walking distance of the village centre. The downstairs offers entrance hall, lounge, open plan kitchen/ diner. The upstairs offers three good sized bedrooms and a family bathroom. The outside includes ample off-road parking, detached garage and large rear garden with shed. Gas central heating, UPVC SUDG

Hall

4.18 x 1.72 Metres

Kitchen/ Diner

6.4 x 5.33 Metres

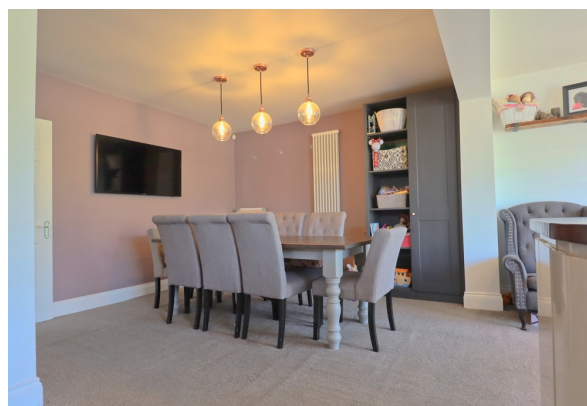
Fitted with grey wall and base units, timber work surfaces, stainless steel sink and drainer, double oven, extractor fan, gas hob, ceiling spotlights, feature lighting, plumbing for dishwasher, storage room, herringbone tiled splash backs, UPVC double glazed window to the rear elevation, UPVC double glazed window to the side elevation and UPVC French doors to the rear elevation.



Lounge

4.59 x 3.61 Metres

Including a window seat with shelving beneath and UPVC double glazed bay window to the front elevation.





Bedroom 1

4.59 x 3.61 Metres

Including a window seat with shelving beneath and UPVC double glazed bay window to the front elevation.

Bedroom 2

3.64 x 3.61 Metres

With built in wardrobes and UPVC double glazed window to the rear elevation.

Bedroom 3

2.61 x 1.72 Metres

With UPVC double glazed window to the front elevation.

Bathroom

1.92 x 1.72 Metres

Fitted with a four-piece white suite including a low flush WC, sink on vanity, shower over bath, tiled flooring, tiled splash backs, extractor fan, ceiling spotlights, heated towel rail and UPVC double glazed window to the rear elevation.



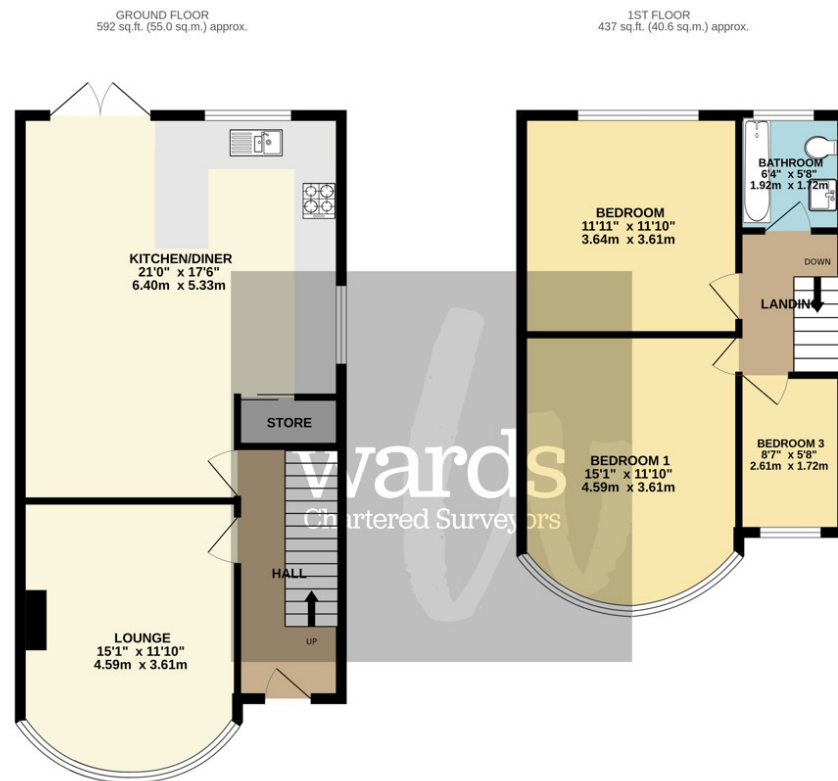
Outside

The front driveway is predominantly stoned and tarmacked with side access to the rear. The garden itself has a patio area adjacent to the property, is predominantly laid-to-lawn with shrubbery borders, a timber shed and a detached garage.

Council Tax Band - B

Call 01455 251771 to make an appointment to view this property





TOTAL FLOOR AREA - 1029 sq.ft. (95.6 sq.m.) approx.

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.

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