



Sandalwood Road | Loughborough | LE11 3PS

Asking price £349,950



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HARRISON**  
ESTATE AGENTS & VALUERS



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Occupying an exceptional position with a beautiful mature green backdrop, this substantial detached bungalow is superbly presented throughout and situated within a much favoured and highly sought after Forest Side address. Offered with no upward chain and accommodation comprising entrance hall, living/dining room, kitchen, conservatory, two large double bedrooms and a bathroom. The property also has extensive off road parking, garage and low maintenance garden to the rear.

- Spacious Detached Bungalow
- No Upward Chain
- Two Large Double Bedrooms
- Kitchen and Conservatory
- Cul-de-Sac Position
- Sought After Forest Side Address
- Beautiful Mature Backdrop
- Living/Dining Room
- Garage and Driveway
- Viewing A Must!

#### Entrance Hall

A spacious hall and porch, leading to all rooms.

#### Living/Dining Room

A lovely room with windows front and rear. There is a feature gas real flame effect fireplace and marble surround.

#### Kitchen

Fitted with a range of units and having integrated electric oven, gas hob and space for appliances. A door and window look out into the conservatory and garden beyond.

#### Conservatory

A lovely view over the garden.





"Situated on the Forest Side"



## Bedroom 1

An extended bedroom with window to the front, fitted bedroom furniture and vanity sink unit, perhaps lending itself to installation of an en-suite to this spacious room.

## Bedroom 2

Fitted with modern bedroom furniture and enjoying a view through the window to the rear over the garden.

## Bathroom

Fitted with a bath, shower, wash hand basin and w/c. There is a window to the front and plenty of space.

## Outside

The property sits in a lovely elevated position with low maintenance front garden, driveway and a garage, which has been enhanced into useful workshop/potential office space. The rear garden has a greenhouse, low maintenance patio areas and planted borders.

## The Area

The property is situated on the Forest Side of Loughborough, considered by many to be preferential due to its close proximity to numerous amenities such as the town centre, Loughborough University Campus and schools. The town centre offers an abundance of national chain and independent shops, the Loughborough Midland Mainline station provides direct train access to London St. Pancras in approx 1hr 40mins. Nearby schools are Woodbrook Vale secondary school, Holywell and also Mountfields Lodge primary schools.

## Extra Information

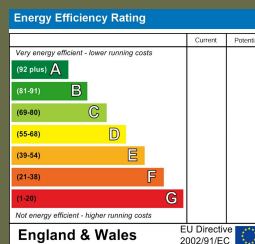
To check the Internet and Mobile coverage you can use the following link: [https://checker.ofcom.org.uk/en\\_gb/broadband-coverage](https://checker.ofcom.org.uk/en_gb/broadband-coverage)

To check any Flood Risks you can use the following link: <https://check-long-term-flood-risk.service.gov.uk/postcode>  
The Solar Panels are owned by 'A Shade Greener' who rent the roof space. The owner/occupiers of the property get the benefit of using 'free' electricity whilst the panels are generating, whilst the company claims the 'feed in tariff'. All details on this will be covered by solicitors during the conveyancing process.



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



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