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Graves Way, Anstey

Offers In Region Of £425,000

4 2 1



Tucked away down a private shared drive this secluded executive detached house is next to open fields ideal for a family or dog walks or local walks. Upon entry, there is an entrance hall with stairs off, a door to the garage, and Karndean flooring flowing throughout the downstairs. The Living room has a wood-burning stove, essential for those relaxing nights in. An open plan Kitchen Diner provides a perfect entertaining space with doors to the mature garden. Also having space for a seating area where the current owners sit and read a book whilst watching the birds. A Utility room with a door to the garden and downstairs WC completes the space. Upstairs there are four bedrooms with the main bedroom having built-in wardrobes and an ensuite. A four-piece bathroom comprises a shower, bath, WC, and wash hand basin. Outside the mature garden has many plants, shrubs, and trees with a garden shed. The front has a driveway leading to the garage.

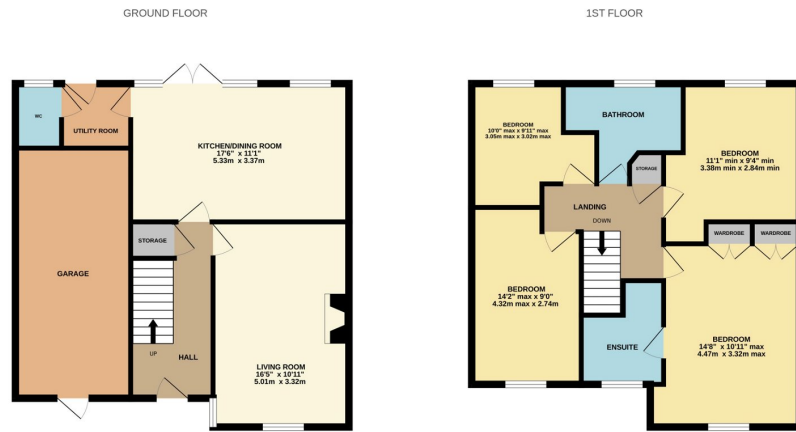
Anstey, nestled in the picturesque county of Leicestershire, is a charming village that offers a delightful blend of history, natural beauty, and a vibrant community spirit. With its idyllic location on the edge of the Charnwood Forest, Anstey is a haven for nature enthusiasts and those seeking a tranquil escape.

Stepping into Anstey feels like entering a time capsule, as the village proudly preserves its rich heritage. Quaint, centuries-old cottages line the streets, adorned with colorful flower boxes that add a touch of charm to the surroundings. St. Mary's Church, a prominent landmark with its towering spire, stands as a testament to the village's history and architectural splendor.

For outdoor enthusiasts, Anstey boasts breathtaking landscapes and an abundance of green spaces. The nearby Bradgate Park, a sprawling nature reserve, entices visitors with its rolling hills, ancient woodlands, and herds of deer roaming freely. Exploring the park's picturesque trails rewards visitors with breathtaking views and a sense of tranquility.

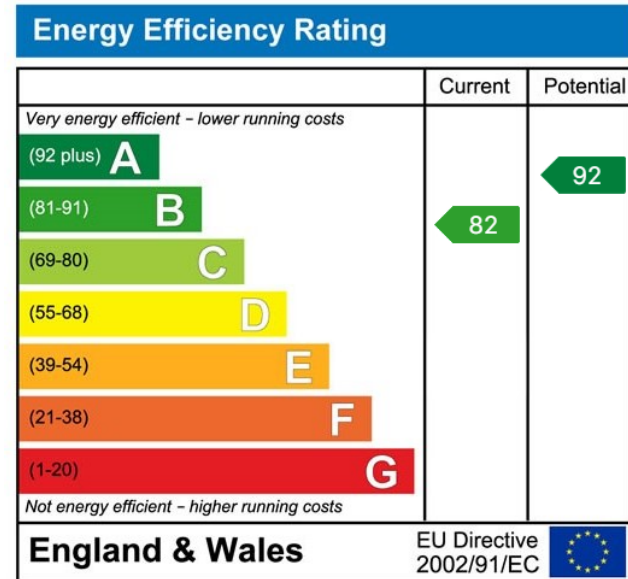
Anstey's community is vibrant and welcoming, fostering a warm atmosphere that permeates daily life. The village center is a hub of activity, where local shops, boutiques, and quaint cafes beckon residents and visitors alike. The weekly market, brimming with fresh





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, stairs 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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- Executive detached house
- Four bedrooms
- Next to open countryside fields
- Living Room with wood burner
- Kitchen Dining Room
- Utility & Downstairs WC
- Ensuite and Main Bathroom
- Secluded location, Drive and Garage
- EPC Rating: B, Council Tax Band: E
- Mature Garden - DRAFT DETAILS



By law we carry out verification checks and proof of fund checks.

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Floor plans do not reflect exact dimensions or exactly replicate the layout of the property.

Referral Fees: EPC: up to £50. Mortgage: up to £500. Conveyancing up to £300. Survey: up to £50 all plus vat.

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