



SISKIN ROAD
UPPINGHAM, RUTLAND

JAMES
SELICKS



“... THREE-BEDROOM, SEMI-DETACHED PROPERTY ...”

A well-presented three-bedroom semi-detached property, offering off-road parking and a private rear garden, all within walking distance of Uppingham town centre.

Dining Kitchen • One Reception Room • Downstairs Cloakroom • Three Bedrooms • Family Bathroom, One Ensuite • Off-Road Parking • Private Rear Garden • Walking Distance to Town Centre • EPC - C • NO CHAIN •

Accommodation

The property is entered via a small entrance hall giving access to the ground floor accommodation, which comprises a dining kitchen, a reception room, and a downstairs cloakroom.

The dining kitchen is located to the rear of the property and features a good range of shaker-style units, a variety of integrated appliances, space for white goods, and a French door opening onto the patio and rear garden. The well-proportioned reception room is situated to the front of the property and benefits from a bay window.

A staircase rises from the central hallway to the first-floor landing, which provides access to three bedrooms. The principal bedroom is complemented by an en-suite shower room, while the remaining two bedrooms are served by a family bathroom. The bathroom comprises a shower over bath, wash hand basin, low-flush WC, and a heated towel rail.

Outside

Externally, there is a small lawned area to the front with a planted border and a pathway to the front door. An archway to the left leads to two allocated parking spaces and a pedestrian gate providing access to the rear garden. The rear garden is partially laid to lawn, with a patio directly adjoining the property, mature raised beds, and a useful garden shed.



Location

Uppingham is a picturesque market town in Rutland, known for its rich history, vibrant arts scene, and strong community spirit. Often called "Stamford in miniature," it features honey-hued stone buildings, cobbled streets, and a welcoming atmosphere. The town offers an eclectic mix of boutique shops and restaurants around the Market Square and High Street. Excellent primary and secondary schools serve the area. Conveniently located near the A47, Uppingham provides easy access to Leicester, Peterborough, Corby, and Kettering—all with mainline train services to London in under an hour.

Services & Council Tax

The property is offered to the market with all mains services and gas-fired central heating.

Rutland County Council – Tax Band C

Tenure

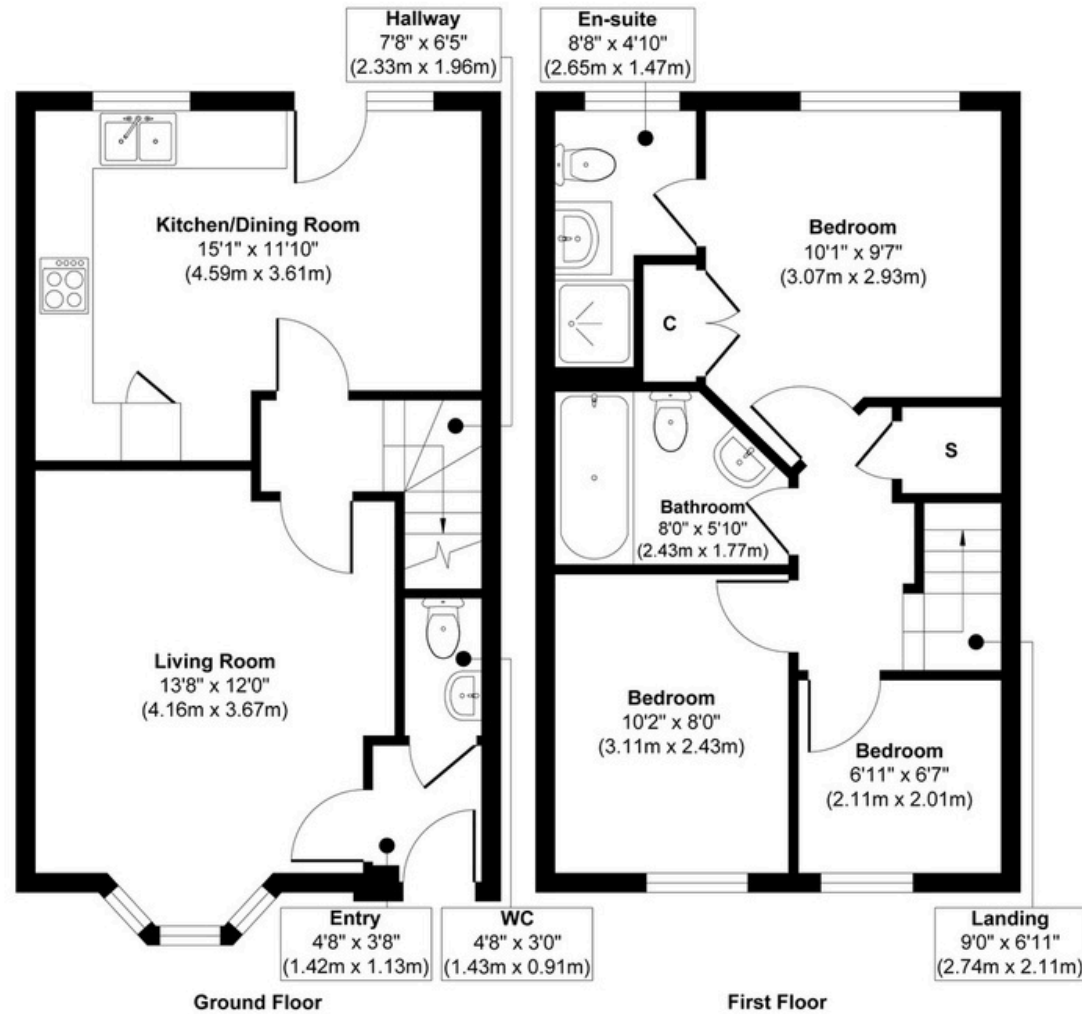
Freehold



26 Siskin Road, Uppingham, Oakham, Rutland LE15 9UL

House Total Approx. Gross Internal Floor Area = 800 ft² / 74 m²

Measurements are approximate, not to scale, for illustrative purposes only.





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Measurements and Other Information

All measurements are approximate. Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact this office and we will be pleased to check the information for you, particularly if contemplating travelling some distance to view the property.