

Shanklin Drive

STONEYGATE, LEICESTER



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Shanklin Drive
Stoneygate
Leicester

A stunning and locally listed, detached family home, positioned on a magnificent plot. The property has been meticulously upgraded by the current owners, offering sleek and stylish accommodation throughout whilst retaining much of the original character.

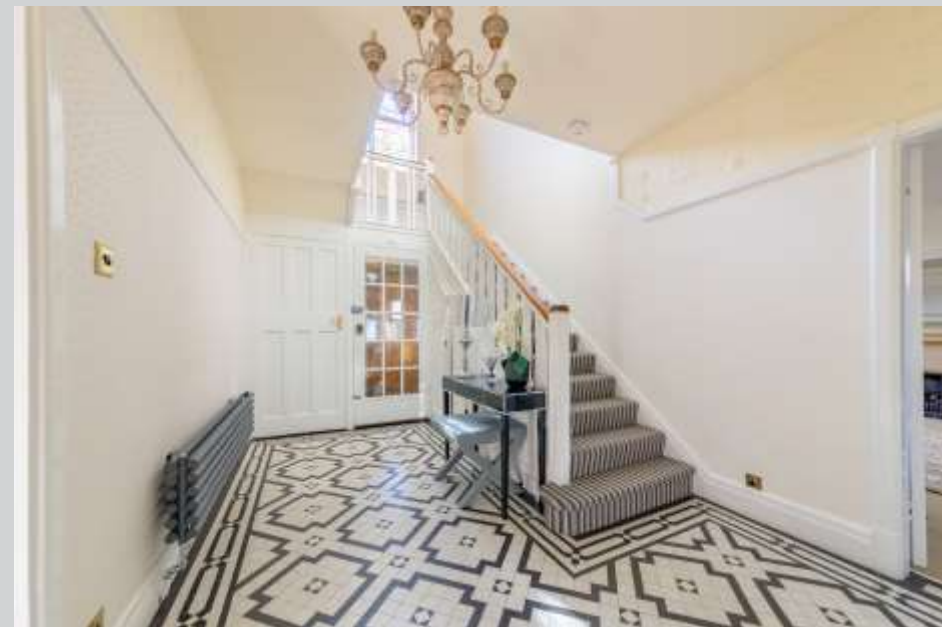
Porch | large entrance hall | sitting room | bar | dining room | snug | kitchen | walk-in pantry | side lobby | cloakroom | utility room | magnificent galleried landing | three generous double bedrooms | en-suite | bathroom | driveway | single garage | tandem garage | professionally landscaped rear gardens | EPC - D

LOCATION

Shanklin Drive has long been regarded as one of suburban Leicester's most popular roads. Located just off the A6 London Road, the area provides convenient access to the city centre with its professional quarters and mainline railway station, popular local state and private schooling and shopping facilities found within nearby Oadby, and a variety of sporting and social facilities, with Knighton Park just a short distance away.

ACCOMMODATION

Twin oak and part glazed doors lead into the porch with black and white tiled flooring. The large entrance hall has original wall mouldings, picture rail and beautiful black and white tiled flooring. The sitting room has a bay window to the front with a radiator in cover beneath, a feature limestone fireplace with inset gas living flame effect fire, ornate wall mouldings, picture rail, inset ceiling spotlights and a step down through an arch into the bar, with Amtico flooring, a built-in bar and double glazed sliding patio doors leading onto the garden. The dining room has a feature limestone fireplace with inset gas living flame effect fire and a bay window to the front. The snug has a contemporary fireplace, a bespoke vertical radiator and a bay window to rear. The breakfast kitchen has a good range of cream fronted eye and base level units, granite and beech blockwood preparation surfaces and breakfast bar, an undermounted stainless steel sink with chrome swan neck mixer tap and waste disposal unit, a Britannia Aga style double range oven with six-ring gas hob and canopy extractor unit, integrated appliances including dishwasher, fridge and stainless steel microwave and a double glazed window to the rear. There is a walk-in pantry and a side lobby with a part glazed door to the rear gives access to the refitted ground floor cloakroom. A utility room provides a range of eye and base level units and drawers, a stainless steel sink with chrome mixer tap over, plumbing for an automatic washing machine and fridge, a double glazed window to the rear and access to the garage.





To the first floor is a magnificent galleried landing with a stunning pictorial stained and leaded window to the front, built-in storage and a walk-in airing cupboard. The large master bedroom has an excellent range of built-in wardrobes with cupboards above, a vanity unit with drawers beneath, a bay window to the front and double doors leading into an en-suite bathroom with a white four piece suite comprising an enclosed WC and wash hand basin, a tiled bath and separate large shower enclosure with double shower heads, heated towel rail, Amtico tiled floor and a double glazed window to the rear.

Bedroom two has built-in wardrobes with cupboards over, a vanity unit with drawers beneath, a bay window to the front elevation. Bedroom three has a window to the rear. The family bathroom white Victorian style three piece suite comprising a low flush WC, pedestal wash hand basin and a panelled bath with a telephone style shower attachment over, heated towel rail, fully tiled walls, Amtico wood effect flooring, and a window to the rear. A further shower room provides a tiled double shower cubicle with fixed rainfall and flexible shower heads, heated towel rail, Amtico wood effect flooring and a window to the rear.

OUTSIDE

To the front the front of the property is a return tarmac driveway behind a low level wall providing ample car standing space and access to a single and further tandem garage. To the rear of the property are deep shaped lawned gardens with a mature planting scheme with a wide variety of shrubs and specimen trees and a paved patio area, all providing a superb backdrop to this stunning property.

DIRECTIONAL NOTE

Proceed out of Leicester via the A6 London Road in a southerly direction, crossing over the Victoria Park roundabout and taking the last right hand turn just before the A6 Racecourse roundabout into Shanklin Drive, where the property can be located on the right hand side.

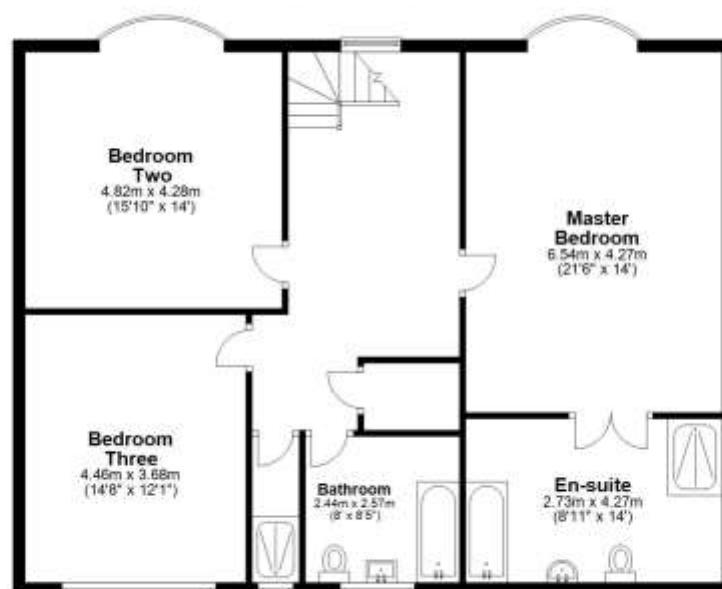
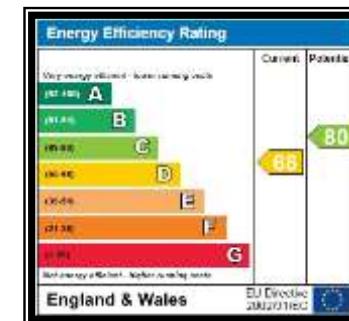
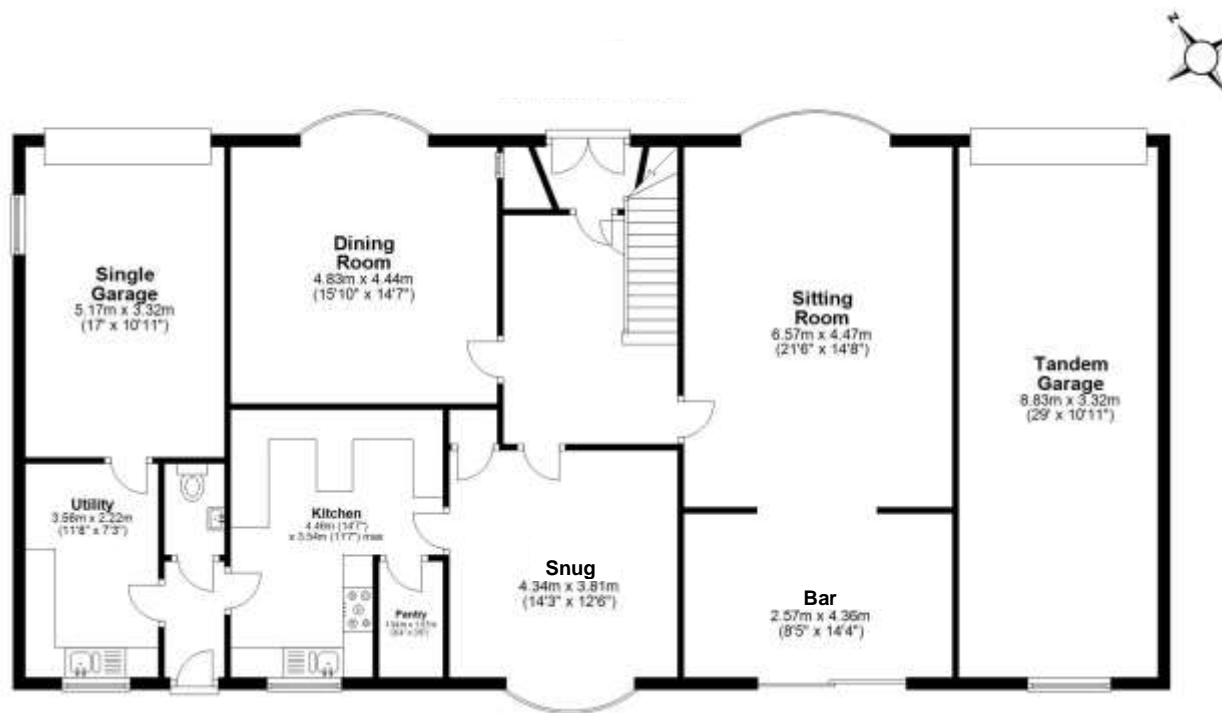
TENURE: Freehold

LOCAL AUTHORITY: Leicester City Council

TAX BAND: D







Total Approximate Gross Internal Floor Area 2381 SQ FT / 221 SQ M

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.

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