

JAMES SELICKS

29 LOGAN CRESCENT

MARKET HARBOROUGH, LE16 9QT

GUIDE PRICE £300,000



A spacious and attractive, two bedroom bungalow in a quiet and sought-after residential location within easy reach of Market Harborough's beautiful town centre.

- Entrance Hall • Kitchen • Living Room • Sun Room • Two Double Bedrooms • Bathroom
- Spacious Garden • Off-Road Parking • Integral Garage

Accommodation

A well-maintained pathway leads you to the front entrance, where a small porch opens into a spacious and welcoming hallway.

To the right, the living room offers a cosy and characterful space, featuring an electric fireplace with a stylish surround. A wooden beam adds rustic charm and creates a Inglenook-style feel, while a front-facing window allows natural light to pour in.

Also situated at the front of the property is a generously sized double bedroom, complete with a fitted wardrobe for convenient storage. Towards the rear, you'll find a second double bedroom, this one overlooking the garden.

The family bathroom includes a bathtub with an electric shower overhead and a wash basin, all set against a tiled surround. Adjacent to this is a separate WC for added convenience.

The kitchen is a fantastic size, equipped with both washer/dryer facilities and an electric oven with extractor fan above. A wide range of wooden base and eye-level units provide ample storage, while a stable-style door leads through to a conservatory. From here, you can enjoy tranquil views over the beautifully kept rear garden.

Outside

To the front of the property, you'll find a neatly presented driveway providing off-road parking for one vehicle, framed by attractive hedgerows and a charming stone frontage.

The garden itself is a real highlight—partially laid to lawn and surrounded by mature shrubs and planting. A lovely patio area is perfect for outdoor dining or relaxing in the sun, and the space also benefits from two handy garden sheds for additional storage.

Location

Market Harborough offering an array of independent shops, cafes, and restaurants, along with convenient transport links including the train station providing direct services to London St Pancras.

Tenure: Freehold.

Local Authority: Harborough District Council, **Tax Band:** C

Listed Status: none.

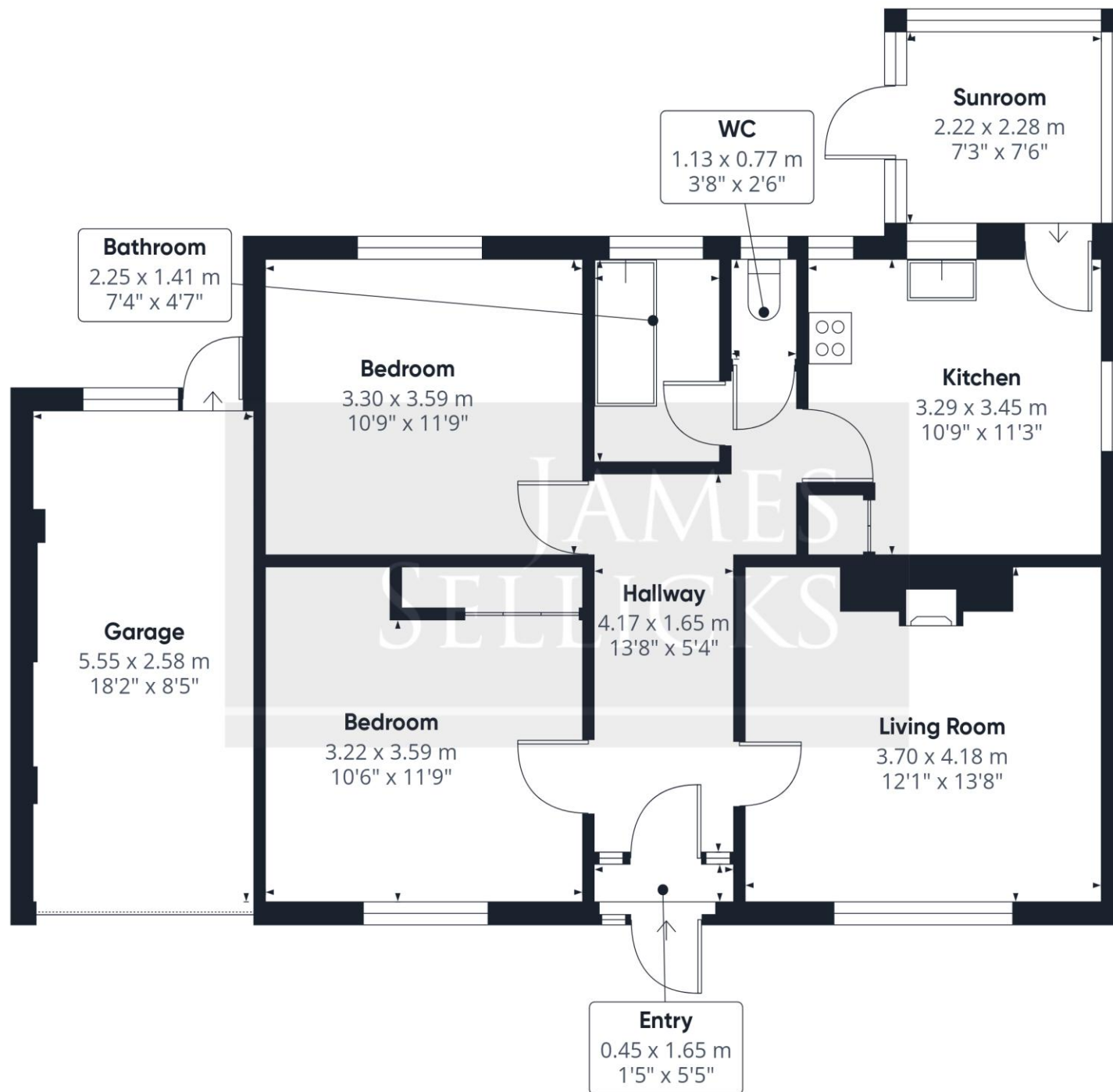
Conservation Area: none

Services: Offered to the market with all mains services and electric storage heaters.

Wayleaves, Rights of Way & Covenants: None our Clients are aware of.

Flooding issues in the last 5 years: None our Clients are aware of.





Approximate total area⁽¹⁾

84.3 m²

907 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

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Measures 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.

