



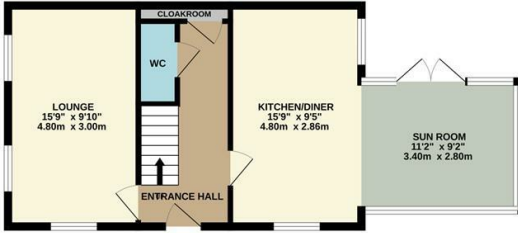
18 Medora Close, , Market Harborough LE16 9GR
£450,000

Lucas Estate Agents are pleased to be offering this fabulously located 4 bedroom detached property to the market. Sitting on a very unique plot, this property boasts a quiet private garden along with a large green frontage which is shared with the neighbouring properties. Featuring a garage and off road parking along with lots of shared parking there is plenty of space for a growing family both inside and out of this house. Walking into the front door you are welcomed into the hallway with doors to all downstairs rooms and stairs to the 1st floor. Along the hallway you will find a cloakroom cupboard along with a handy downstairs WC, which is built with good height space underneath the stairs. The lounge is a super bright space with windows on 2 sides allowing views of the green frontage. This beautifully decorated room has plenty of space for multiple sofas and other lounge furniture. The modern fitted kitchen/diner exudes light and space with the addition of the sun room on the back of the house. This open family area is perfect for creating an additional reception room or play room and works well with an in/out feel with the garden. The kitchen itself has a built in dishwasher and space for washer and fridge/freezer.

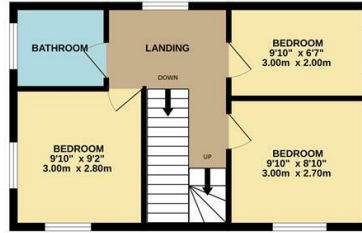
Tenure: Freehold
Energy Rating: C
Council Tax Band: E

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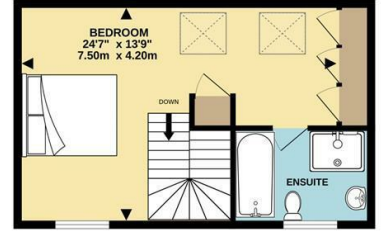
GROUND FLOOR
502 sq.ft. (46.6 sq.m.) approx.



1ST FLOOR
399 sq.ft. (37.1 sq.m.) approx.



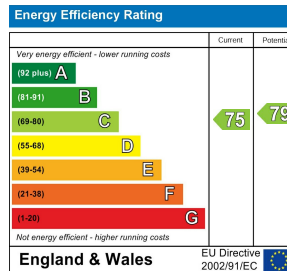
2ND FLOOR
406 sq.ft. (37.7 sq.m.) approx.



TOTAL FLOOR AREA: 1307 sq.ft. (121.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms 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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- 4 Bedroom Detached property
- Garage and Parking
- Quiet Cul-De-Sac
- Large Master Suite
- Large Green Frontage
- Landscaped Garden
- Sunroom



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Important: We would like to inform prospective purchasers that these sales particulars have been prepared in good faith as a general guide only. A survey has not been carried out, nor the services, appliances and fittings tested. All measurements are approximate; sizes should not be relied upon for furnishing, or any other purposes. Floor plans are for guidance and illustration purposes only and are not to scale. Photos are taken with a wide angle lens. Items shown in the photographs are expressly excluded unless agreed otherwise in writing. If there are any matters likely to affect your decision to buy, please contact us before viewing the property and clarify all matters prior to offer. L786

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