



THE BRAMBLETON, PLOT 49, SOWTERS LANE, BURTON-ON-THE-WOLDS,
PRICE: £699,995





STAMP DUTY PAID WPRTH £27,999!!!

The Brambleton is a spacious five-bedroom family home featuring a modern open-plan kitchen, dining and family area, two versatile reception rooms, and five well-proportioned bedrooms. Upstairs includes a convenient Jack and Jill en suite, three contemporary bathrooms, while outside the home offers an integral double garage, additional parking and attractive open views in a peaceful setting.





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The Brambleton brings together generous living spaces, practical design and the flexibility growing families need.

At the heart of the home is a superior kitchen with dining and family areas — a bright, open space made for busy mornings, family meals and time spent together. With plenty of room to cook, relax and entertain, it's a space that quickly becomes the centre of everyday life.

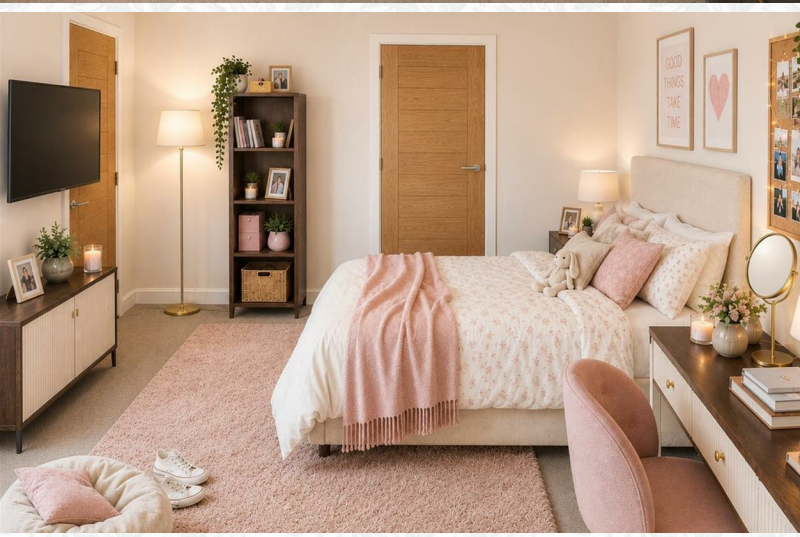
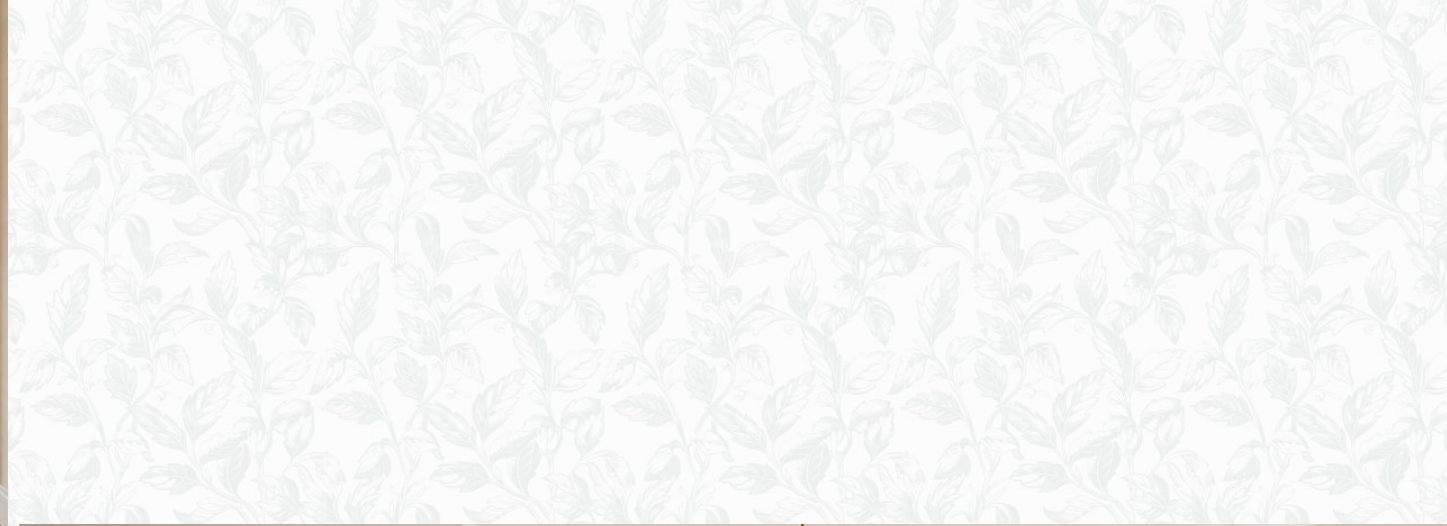
Two spacious reception rooms give everyone room to spread out. Whether you need a cosy living room, a playroom, somewhere to work from home or a quieter space to unwind, the Brambleton gives you options to make the home work around you.

Upstairs, five well-proportioned bedrooms offer comfort and flexibility for family life, while the Jack and Jill en suite connecting bedrooms two and three adds a thoughtful touch for busy households.

An integral double garage and additional parking spaces complete a home that balances style, space and practicality throughout.











Key Features:

- Integral double garage
- Five generous bedrooms
- Large kitchen/diner with family area and bi-fold doors onto the rear garden
- Separate living room AND study
- Feature bay window to the living room
- Views over the green open space
- En suite to master bedroom
- Jack and Jill bathroom for bedrooms 2 and 3



REZIDE



5



3



2

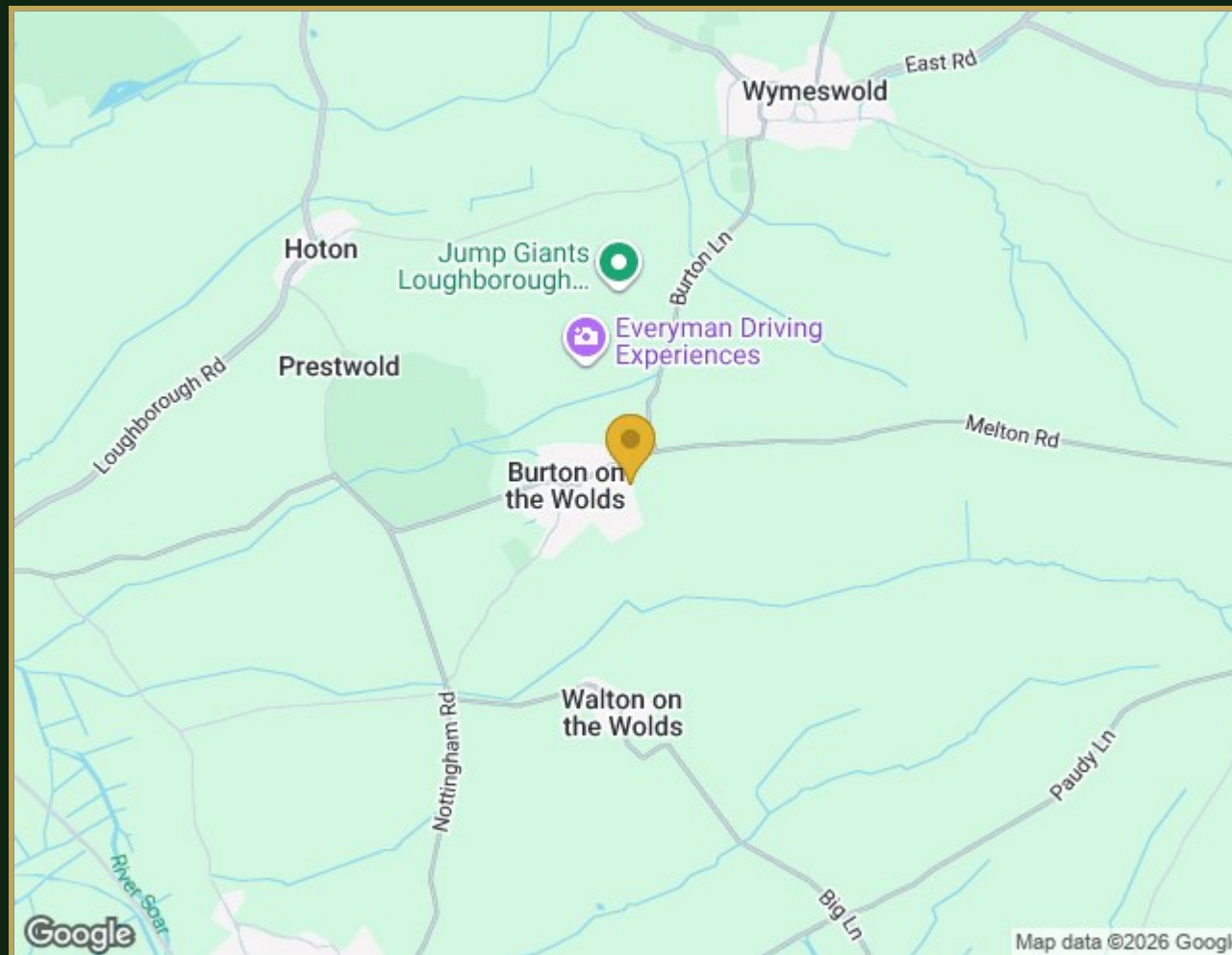


2154.00 sq ft

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

Property Location



Plot 49, The Brambleton Sowters Lane, Burton-On-The-Wolds, Loughborough, Leicestershire, LE12 5TS