



**8 Hunters Rise, Kirby Bellars, Melton Mowbray,  
LE14 2DT**

**£475,000**

**Shouler & Son**  
Land & Estate Agents, Valuers & Auctioneers

8 Hunters Rise  
Kirby Bellars  
Melton Mowbray  
LE14 2DT

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Nestled in the charming village of Kirby Bellars, Melton Mowbray, this delightful, detached bungalow offers a perfect blend of comfort and convenience. The property exudes a sense of character while providing modern living spaces that cater to today's lifestyle.



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### Description

This exceptional detached bungalow, located in the peaceful village of Kirby Bellars, is presented in turn-key condition, offering a perfect balance of modern living and comfort. Upon entering, you are greeted by a spacious reception hallway, featuring elegant windows that allow natural light to flood the space, creating a welcoming and bright atmosphere. The hallway leads into an open plan sitting room and dining area, providing a fluid, inviting space that is ideal for both relaxation and entertaining. The dining area conveniently connects to a well-equipped fitted kitchen, offering easy access for meal preparation and everyday living.

The bungalow comprises three well-proportioned bedrooms, with the principal bedroom offering a private retreat, complete with en-suite facilities and charming French doors that open directly to the garden, allowing for easy access to the outdoors. The remaining two bedrooms are serviced by a separate family bathroom, thoughtfully designed to cater to the needs of the household.

Outside, the property features ample off-road parking, ensuring convenience for residents and visitors alike. To the rear, a beautifully maintained garden awaits, offering a peaceful sanctuary. The garden includes a decked seating area, ideal for enjoying warm summer evenings, as well as a lush lawn bordered by a variety of plants, trees, and shrubs, providing both privacy and a natural backdrop.

A standout feature of this home is the superb timber-built summer house, which offers a bar, seating area, and electrics for home entertainment, making it the perfect space for hosting gatherings or enjoying leisure time. Behind the summer house, there is a purpose-built space currently used as a home gym, this private and dedicated space is ideal to make it your own. This property offers a wonderful opportunity to enjoy modern living in a picturesque setting, with all the amenities needed for a relaxed, comfortable lifestyle.

Hunters Rise is perfectly positioned to enjoy the picturesque surroundings of Melton Mowbray, known for its rich history and vibrant community. This bungalow is not just a house; it is a place where memories can be made and cherished for years to come. Whether you are looking to downsize, seeking a family home, or simply wishing to enjoy the benefits of single storey living, this property is sure to impress.



Sitting Room



Dining Area



Kitchen



Kitchen



**Bedroom 2**



**Bedroom 3**



**Bedroom 1**



**En-suite**

8 Hunters Rise, Kirby Bellars  
Approximate Gross Internal Area = 112 sq.m/1201 sq.ft

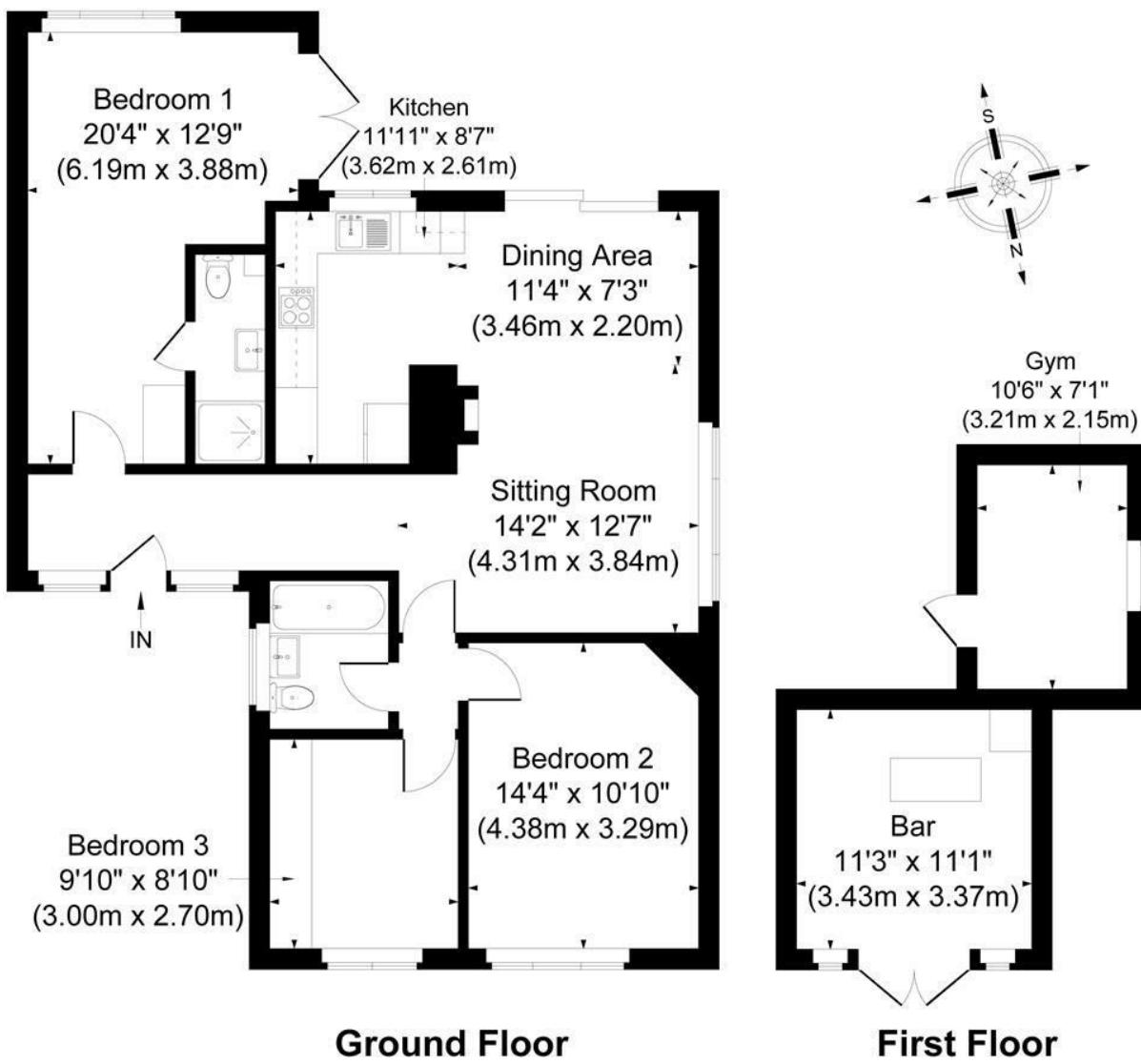
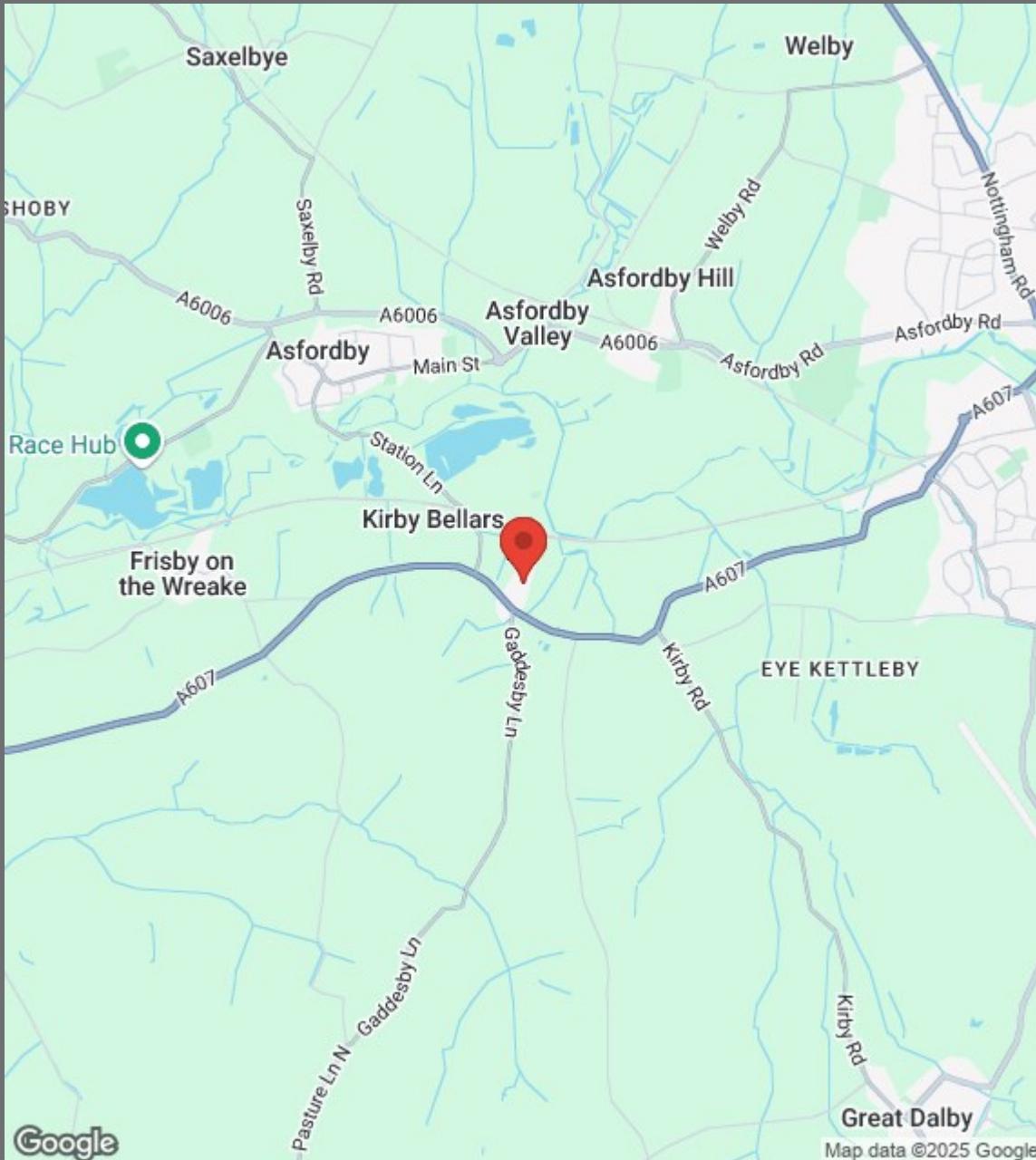


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- Exceptional detached bungalow
- Turn-key condition
- Spacious open-plan living
- Three well-proportioned bedrooms
- Principal bedroom with en-suite and garden access
- Beautifully maintained rear garden
- Decked seating area
- Superb timber-built summer house with bar
- Separate versatile gym/hobby room
- Ample off-road parking



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