

WILLOW ROAD, BARROW UPON SOAR, LOUGHBOROUGH

: £225,000



This is a superb opportunity to acquire a modern, low-maintenance home in one of Barrow upon Soar’s most desirable residential developments, with the added benefits of generous parking, a garage and no onward chain.





Situated on the popular Willow Road development in the sought-after village of Barrow upon Soar, this well-presented two-bedroom townhouse offers spacious accommodation across three floors, modern fixtures and fittings, excellent parking facilities and is available with no upward chain, making it an ideal purchase for first-time buyers, professionals, downsizers or investors.

The property is accessed via a private entrance, complete with a Ring video doorbell for added security and convenience, leading into a ground floor hallway with stairs rising to the main living accommodation.

The first floor is dedicated to a bright and spacious open-plan living, dining and kitchen area, creating a fantastic space for both everyday living and entertaining. A large bay window allows plenty of natural light to flood the room, while the modern fitted kitchen offers a range of wall and base units, integrated oven and hob, generous worktop space and room for additional appliances. A dishwasher and fridge freezer are also included in the sale, providing added convenience for prospective buyers. Also on this floor is a stylish WC, finished with Porcelanosa tiling, along with a practical utility cupboard housing a washing machine, which is also included in the sale.











On the second floor are two well-proportioned double bedrooms, both offering excellent space for furniture. The principal bedroom benefits from built-in storage within the eaves, whilst the second bedroom is ideal as a guest room, child's bedroom or home office. Completing the accommodation is a contemporary family bathroom, featuring quality Porcelanosa tiling and fitted with a modern white three-piece suite.

Externally, accessed through the archway beneath the property, there is a single garage together with an additional off-road parking space, providing secure parking and useful storage.

Located within easy reach of Barrow upon Soar village centre, residents can enjoy an excellent range of local amenities including shops, cafés, pubs, schools and scenic riverside walks. Barrow upon Soar railway station provides direct links to Leicester, Nottingham, Loughborough and beyond, while excellent road connections make









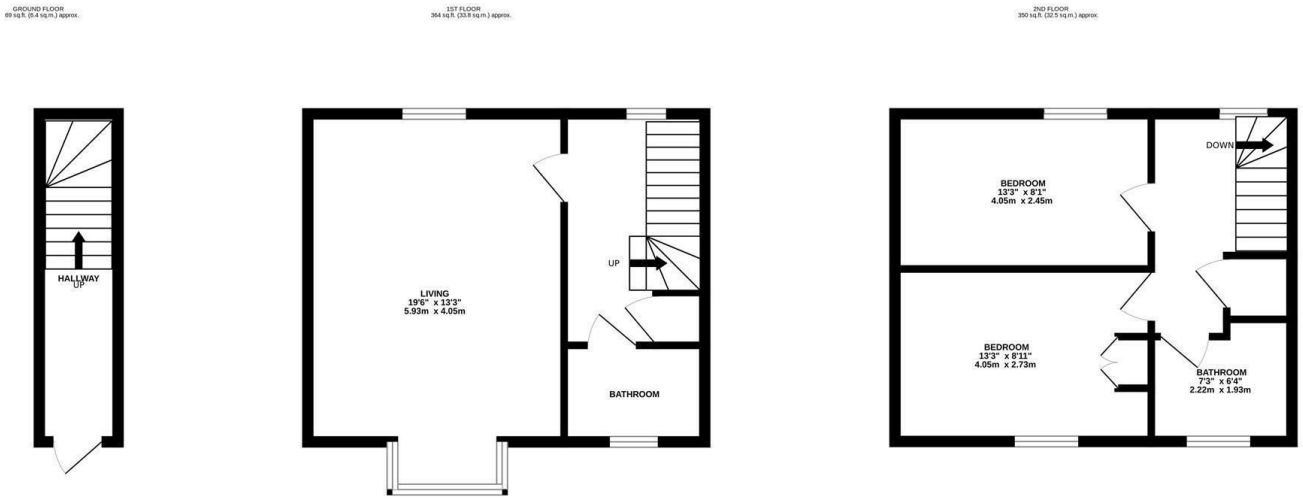


commuting straightforward.

This attractive home combines modern living with practical accommodation, quality finishes and excellent parking facilities. With the added benefits of included kitchen appliances, a washing machine, Ring video doorbell and no onward chain, this property presents a fantastic opportunity for buyers looking for a stylish, low-maintenance home in a highly desirable village location.







TOTAL FLOOR AREA : 782 sq.ft. (72.7 sq.m.) approx.

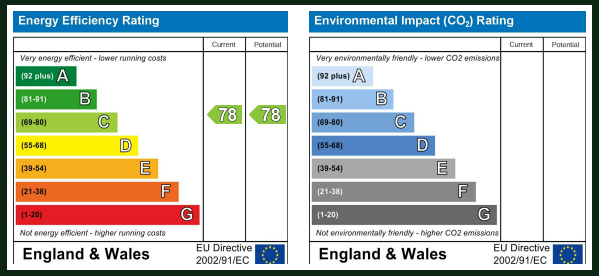
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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Key Features:

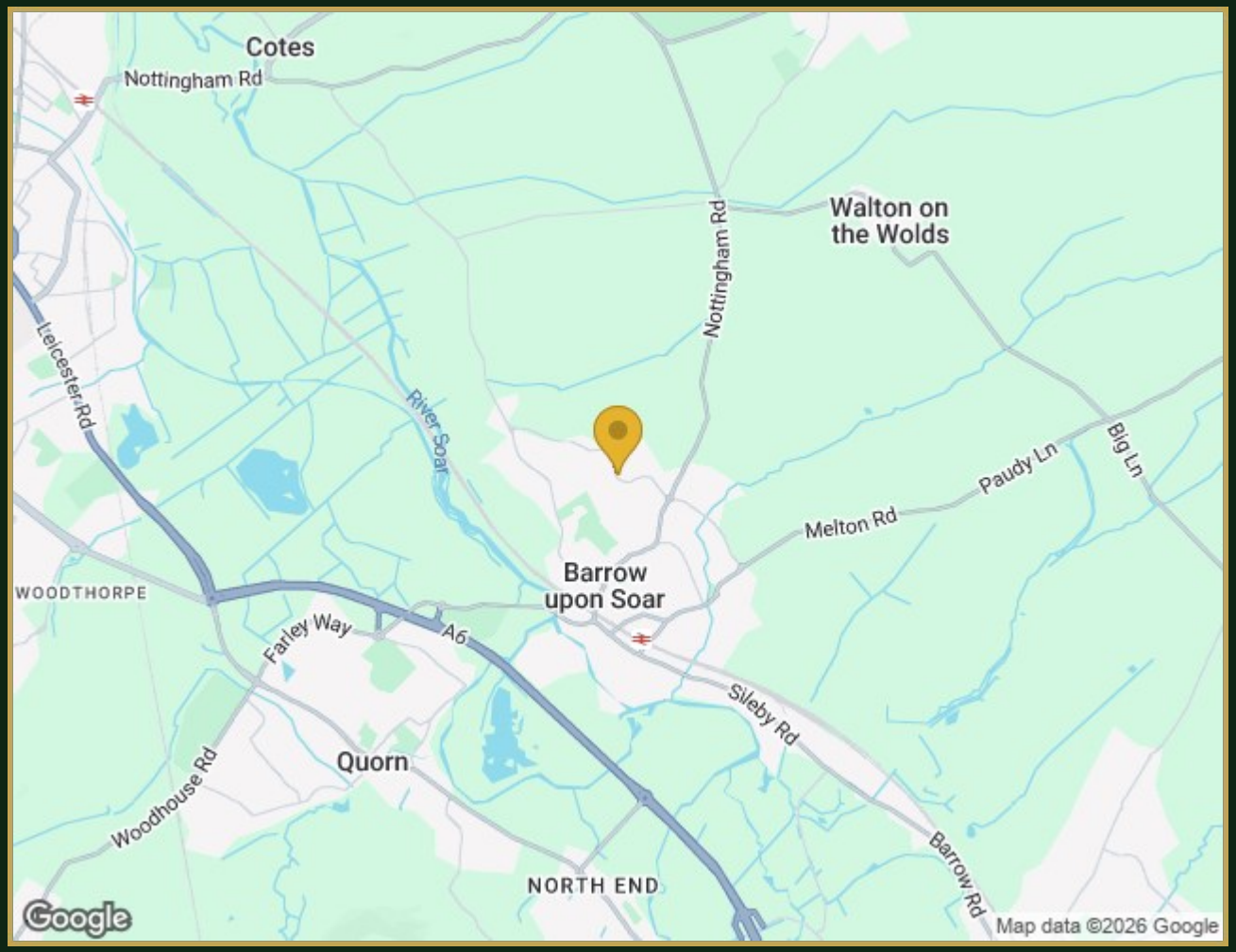
- NO ONWARD CHAIN!!!
- Two double bedrooms
- Spacious open-plan living/kitchen/dining room
- Porcelainosa tiled bathrooms
- Dishwasher, fridge/freezer and washing machine included
- Ideal for first time buyers or investment
- Utility cupboard
- Single Garage plus parking for 1 car
- Popular Village location

REZIDE





Property Location



47 Willow Road, Barrow Upon Soar, Loughborough, LE12 8GP