



Asking Price £695,000 | Freehold

Kimball Close, Oakham, Rutland, LE15 7QP





Key Features & Description

- Guide Price £695,000 - £710,000
- Double Fronted Period Home
- Four Double Bedrooms
- Two En Suites & Family Shower Room
- Open Fire to the Living Room
- High Ceilings throughout
- Refitted Kitchen Breakfast Room
- Field Views
- Double Garage
- EPC Rating C | Council Tax Band E

A beautifully improved red-brick detached four-bedroom home, set within an exclusive development and perfectly designed for modern family living and entertaining.

The property is immediately impressive, with high ceilings and a welcoming entrance hall providing access to the ground-floor accommodation and staircase to the first floor. At the heart of the home is a refitted breakfast kitchen, complete with built-in appliances, a central island, and bifold doors opening onto the garden, creating a seamless indoor-outdoor feel ideal for entertaining. A separate utility room provides practical storage and workspace. The living room features an attractive stone-surround open fireplace and opens into a defined dining area, ideal for both everyday living and hosting guests. Additional ground-floor accommodation includes a study and a downstairs cloakroom. To the first floor, the principal bedroom boasts a luxurious en suite bathroom with freestanding bath and separate shower. A guest bedroom also benefits from its own en suite, while two further generous double bedrooms are served by a modern shower room. Outside, the property enjoys a wrap-around garden, mainly laid to lawn and bordered by established shrubs, with open field views and a desirable southerly aspect. A side patio area provides the perfect spot for early-morning coffee or breakfast. To the front, there is a lawned garden area, along with a driveway leading to a double garage, providing ample parking. Residents also enjoy use of a communal field, while Oakham town is just a short drive away, offering excellent amenities and transport links.





Important Notice

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