



## 47 Baker Street, Guide price £235,000



**\*\* NO CHAIN \*\* GORGEOUS COTTAGE** in the **HEART** of LUTTERWORTH TOWN CENTRE **\*\*** IMMACULATEDLY PRESENTED home with many ORIGINAL FEATURES throughout. This MUCH SOUGHT AFTER POSTCODE - BAKER STREET is one of the OLDEST STREETS in Lutterworth - An easy WALK to a variety of LOCAL INDEPENDANT SHOPS / PUBS / CAFE'S and RESTAURANTS, what more could you ask for. This home has been TASTEFULLY decorated to enable the new home owner to WALK in , Unpack and put your feet up. TWO Bedrooms with a JACK & JILL BATHROOM. The COSY LOUNGE to the front has a WOOD BURNING STOVE and the BESPOKE KITCHEN has lots of STORAGE with a well placed STORAGE CUPBOARD hiding the entrance to the small CELLAR below. There is a GREAT DINING SPACE with double doors leading out into the EAST FACING COURTYARD GARDEN, now in FULL BLOOM giving some nice SUN TRAPS for you to SIT OUT AND RELAX in. For a VIEWING please contact us to book your time slot. You can also view our ONLINE VIDEO TOUR to give you a great idea of what the house looks like, but of course to get that HOMELY FEELING you must view to appreciate everything this home has to offer.

- TERRACED COTTAGE
- NO CHAIN
- LANDSCAPED REAR COURTYARD GARDEN
- BESPOKE KITCHEN
- COUNCIL TAX BAND B
- LUTTERWORTH TOWN CENTRE
- JACK & JILL BATHROOM
- 2 LOVELY BEDROOMS
- DINING ROOM
- EPC D