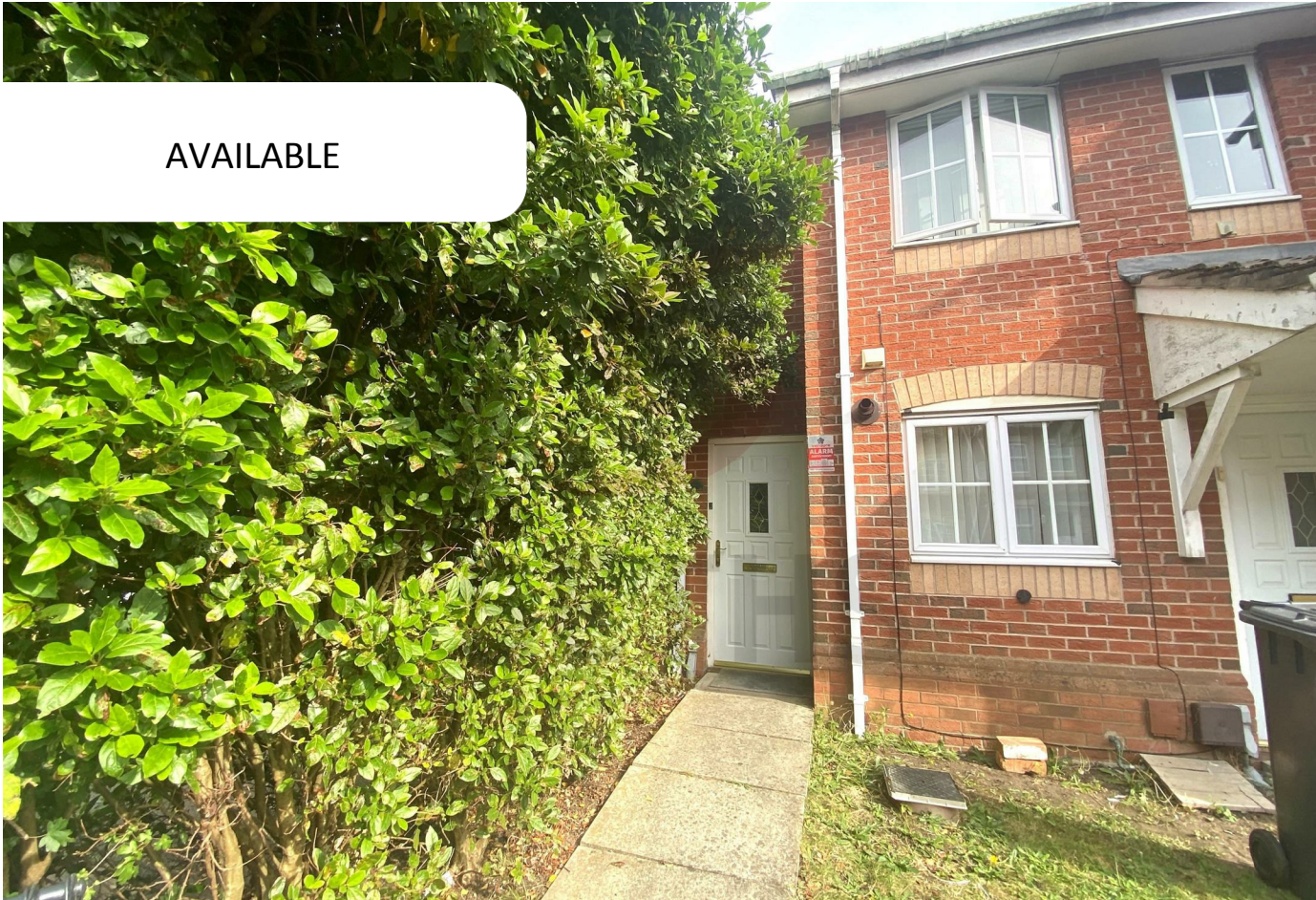


AVAILABLE



Apartment

# CARRINGTON ROAD LEICESTER LE5 1PY

## £795 PCM

### FEATURES

- One Bedroom
- Large Lounge
- Bathroom
- Shower Over with Bathtub
- First Floor Flat
- Fitted Kitchen
- Gas Central Heating
- Redecorated



 **SETHS**

# 1 Bedroom Apartment located in Leicester

Call us on

0116 266 9977

let@seths.co.uk

www.seths.co.uk

**\*\*No Deposit Option Available\*\***

Seths are delighted to present this well-maintained first-floor flat on Carrington Road, situated in the popular Hamilton area of Leicester.

Ideally located close to local amenities, transport links, and within easy walking distance of Tesco Hamilton, this property offers convenient and comfortable living for professionals and couples alike.

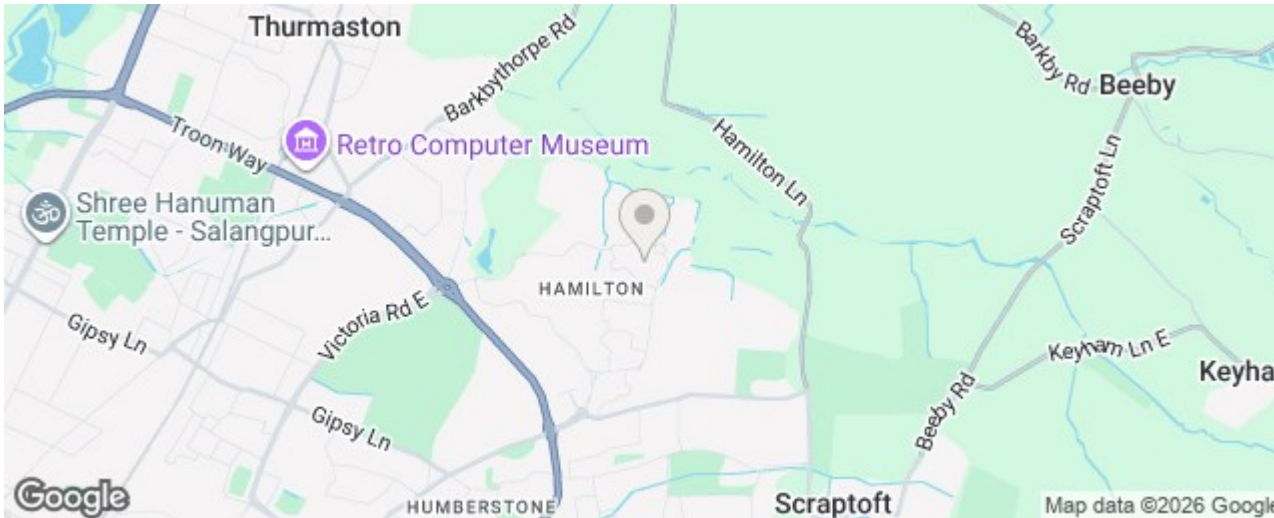
Accessed via its own private entrance, the accommodation is positioned on the first floor and opens into a bright and spacious lounge and dining area, providing an excellent space for both relaxation and entertaining. The open-plan fitted kitchen features a range of wall and base units, work surfaces, an integrated gas hob and oven, and a sink unit.

Leading from the lounge are the bedroom and bathroom. The bathroom is fitted with a bath and shower over, wash hand basin, and W.C., offering a practical and modern suite.

The property has been newly redecorated throughout and further benefits from double glazing and gas central heating, ensuring comfort and energy efficiency all year round.

Situated in a sought-after residential location with excellent access to local shops, amenities, and transport connections.

Rent: £795PCM  
 Security Deposit: £915  
 Tenancy Length: Periodic  
 Council Tax Band: A



## Council Tax Band

**A**

## Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	70	74
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

