

AVAILABLE



House - Semi-Detached

PAULINE AVENUE LEICESTER LE4 7RB

£1,250 PCM

FEATURES

- Semi Detached
- Living Room
- Kitchen
- Garden
- Three Bedroom
- Dining Room
- Bathroom
- Driveway



 **SETHS**

3 Bedroom House - Semi-Detached located in Leicester

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

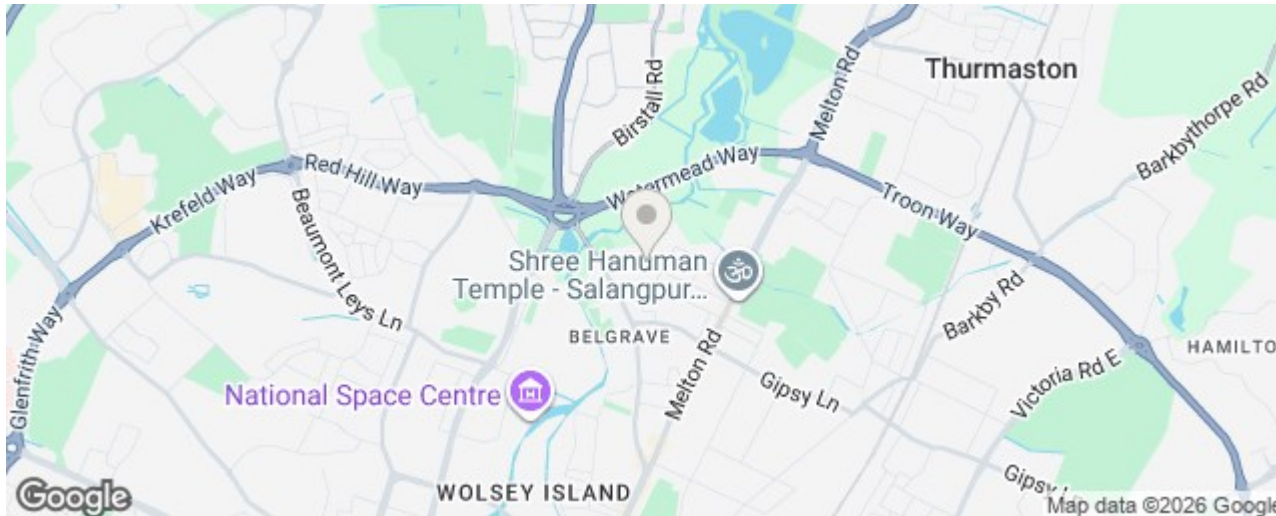
Nestled on the charming Pauline Avenue in Leicester, this delightful semi-detached house offers a perfect blend of comfort and convenience. With three well-proportioned bedrooms, this property is ideal for families or those seeking extra space. The spacious lounge provides a welcoming atmosphere, perfect for relaxation or entertaining guests.

The house features a well-appointed bathroom, ensuring that all your daily needs are met with ease. A notable highlight of this property is the generous garden, which offers ample outdoor space for gardening, play, or simply enjoying the fresh air.

Additionally, the property boasts a two-car driveway, providing convenient off-street parking for you and your guests. The location is highly desirable, with easy access to local amenities, schools, and transport links, making it an excellent choice for those looking to settle in a vibrant community.

This semi-detached house on Pauline Avenue is a wonderful opportunity for anyone seeking a comfortable and spacious home in Leicester.

Rent: £1250PCM
 Security Deposit: £1440
 Tenancy Length: 6 or 12 Months
 Council Tax Band: B
 Pets may be considered at the landlord's discretion and will be subject to a higher rent.



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Council Tax Band
B

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		86
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	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.

