

AVAILABLE



House - Detached

# HADSTOCK CLOSE LEICESTER LE5 0TT

£1,925 Per  
Month

## FEATURES

- Beautiful 4 Bedroom Family Home
- 2 Reception Rooms
- Downstairs W.C. and Utility Room
- Family Bathroom
- Detached House
- Amazing Kitchen/Dining Area
- Master Bedroom with En-suite
- Low Maintenance Garden



 **SETHS**

# 4 Bedroom House - Detached located in Leicester

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

Seths are delighted to present this exceptional Extended 4 Bedroom Family Home located on the highly desirable Hadstock Close in Humberstone, Leicester.

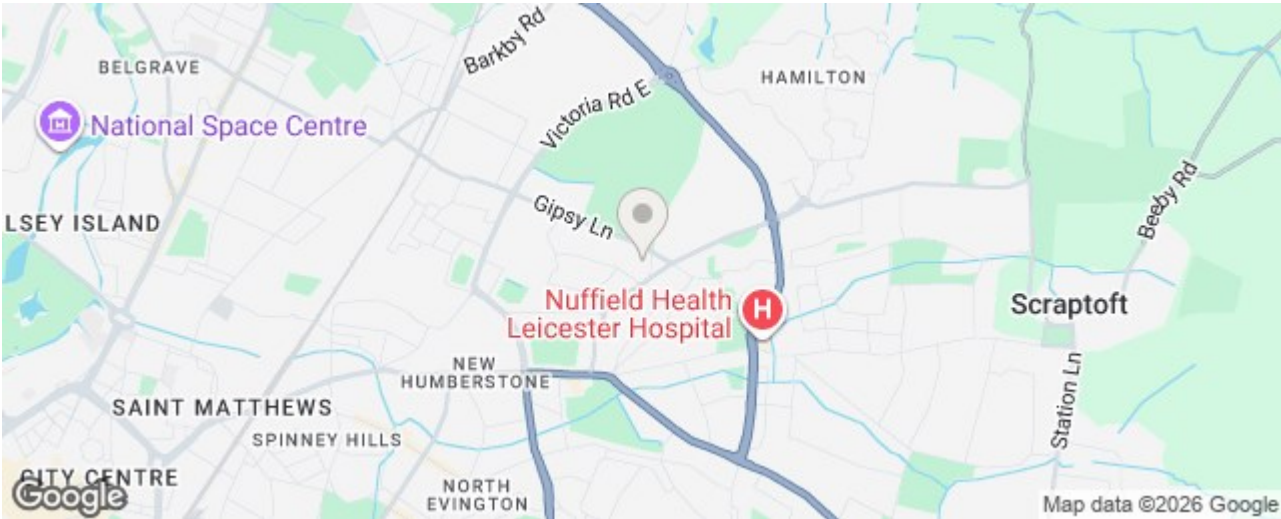
Occupying a prime position within a quiet residential cul de sac, this beautifully maintained property has been thoughtfully extended and finished to an excellent standard throughout, creating a superb family home that effortlessly combines space, comfort and modern living.

The Front Door opens into a welcoming Hallway which provides access to a spacious Lounge, offering an elegant reception space ideal for both everyday living and entertaining guests. The Garage has been converted into another Reception Room.

The true centrepiece of this home is the stunning Extended Open Plan Kitchen, Dining and Family Area. Designed with modern family life in mind, this impressive space features a comprehensive range of Fitted Wall and Base Units with Worktop Over, Integrated Hob with Extractor Hood over, Electric Oven and a Sink in the middle island. The expansive layout provides ample space for dining, hosting and relaxing, whilst allowing an abundance of natural light to flow throughout the room.

On the First Floor there are 4 well proportioned Bedrooms, all presented to a high standard. The Bedrooms offer comfortable and versatile accommodation suitable for growing families, home working or guest accommodation.

There is also a stylish Family Bathroom inclusive of a Bath with Shower Over, Wash Basin and W.C.



Call us on  
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Council Tax Band  
**E**

| Energy Efficiency Rating                    |                                                                                                               |           |
|---------------------------------------------|---------------------------------------------------------------------------------------------------------------|-----------|
|                                             | Current                                                                                                       | Potential |
| Very energy efficient - lower running costs |                                                                                                               |           |
| (92 plus) <b>A</b>                          | <b>96</b>                                                                                                     | <b>96</b> |
| (81-91) <b>B</b>                            |                                                                                                               |           |
| (69-80) <b>C</b>                            |                                                                                                               |           |
| (55-68) <b>D</b>                            |                                                                                                               |           |
| (39-54) <b>E</b>                            |                                                                                                               |           |
| (21-38) <b>F</b>                            |                                                                                                               |           |
| (1-20) <b>G</b>                             |                                                                                                               |           |
| Not energy efficient - higher running costs |                                                                                                               |           |
| <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.

