

FREEHOLD



House - Terraced (EPC Rating: D)

**HARRISON ROAD, BELGRAVE, LEICESTER, LE4  
6QL.**

**PRICE:**

**£235,000**



# 2 Bedroom House - Terraced located in Leicester

\*\*\* NO CHAIN - TWO BEDROOMS - BELGRAVE - TERRACED \*\*\*

Seths are delighted to offer this two-bedroom terraced house on Harrison Road, available with no chain at £235,000.

The property features a lounge with laminate flooring, a double-glazed front window, and a storage cupboard for the gas and electric meters. The sitting room has laminate flooring, a rear-facing double-glazed window, and stairs leading to the first floor. The kitchen includes vinyl flooring, partially tiled walls, base and eye-level units, an integrated gas hob with oven, stainless steel sink, and an extended area providing additional storage and space for a fridge.

Upstairs, there are two bedrooms with laminate flooring and built-in storage, along with a family bathroom fitted with a panelled ceiling, bathtub, wash basin, toilet, radiator, and a double-glazed rear window. The home also benefits from a gas-powered combination boiler.

Outside, the paved rear garden is secluded by a brick perimeter and offers access to a shared passage leading to the front, along with an outside brick-built shed.

For more information or to arrange a viewing, contact Seths today!

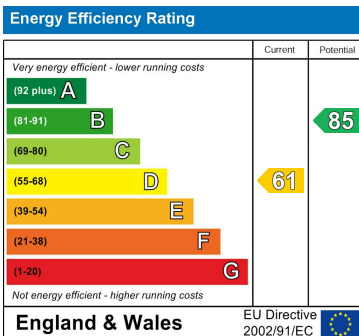


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error or omission in this statement. This plan is for illustrative purposes only and should be used as a guide only for prospective purchasers. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Council Tax Band

A

Energy Performance Graph



Call us on

0116 266 9977

sales@seths.co.uk

www.seths.co.uk

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.