

FREEHOLD



House - Terraced (EPC Rating: E)

**NEWINGTON STREET, BELGRAVE, LEICESTER,  
LE4 5DH**

**PRICE:**

**SETHS**

2 2 1 E

# 2 Bedroom House - Terraced located

• • • **\*\*\* TWO BEDROOM - TERRACED - IDEAL FIRST-TIME PURCHASE - BELGRAVE \*\*\***

Seths Estate Agents are pleased to bring to market this well-sized two-bedroom terraced house on Newington Street, Belgrave. Ideal for first-time buyers or investors, this property offers a convenient layout and spacious rooms throughout.

The ground floor features a welcoming lounge with a large front window and built-in storage, leading into the sitting room with access to the stairs. At the rear, a well-appointed kitchen includes ample storage, space for appliances, and access to the block-paved, which also has access to a shared passage.

Upstairs, the property offers two generous bedrooms, each with double-glazed windows, and a family bathroom with a vinyl floor, bathtub, and mixer tap.

A superb opportunity in a popular area, viewings are highly recommended.

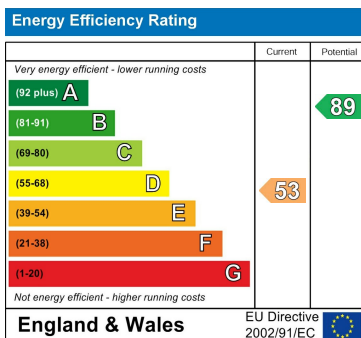


Whilst every attempt has been made to ensure the accuracy of the floorplans contained herein, measurements of areas, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee, as to their operability or efficiency can be given. Made with Metropix CO2Dx.

Council Tax Band

**A**

Energy Performance Graph



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