

FREEHOLD



House - Terraced

**ACORN STREET, BELGRAVE, LEICESTER,**

**LE4 6NB**

**£230,000**

**FEATURES**

- Mid Terraced House
- Dining Room
- Two Bedrooms
- Rear Yard
- Lounge
- Kitchen
- Upstairs Bathroom
- Gas Central Heating



# 2 Bedroom House - Terraced located in Leicester

Seths are delighted to present this mid terraced house situated in this popular area of Belgrave situated within walking distance to Melton Road. Briefly the accommodation comprises of a lounge, dining room, kitchen, two bedrooms and an upstairs bathroom. The property benefits from a gas central heating, rear yard with a shed and w/c and double glazed windows.

Viewing is by appointment only.



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, omission or mis-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. Made with Mergix ©2023

Call us on  
0116 266 9977

[sales@seths.co.uk](mailto:sales@seths.co.uk)  
[www.seths.co.uk](http://www.seths.co.uk)

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>			
(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.

