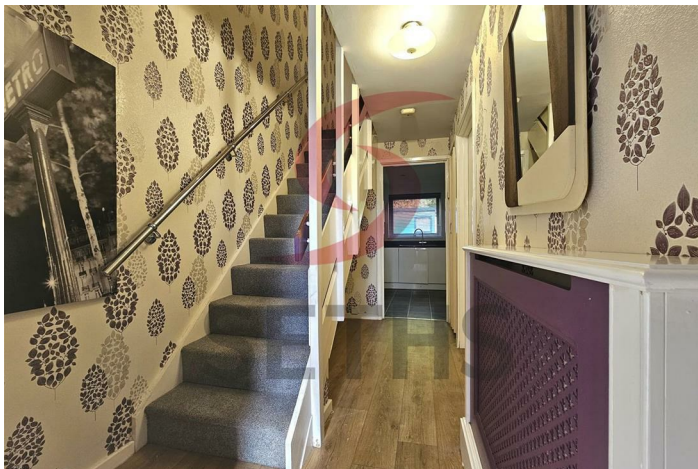


FREEHOLD



House - Terraced (EPC Rating: C)

**66 BLUE GATES ROAD, BEAUMONT LEYS,
LEICESTER, LE4 1AB**

Offers Over

£210,000

SETHS

2 1 1 C

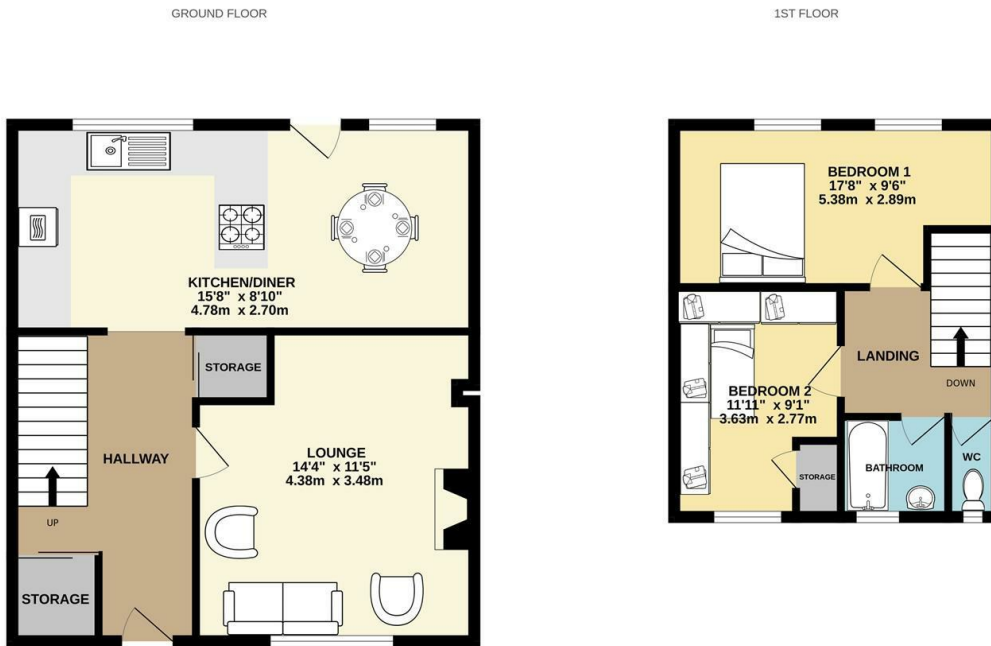
2 Bedroom House - Terraced located in Leicester

*** OFF ROAD PARKING - TWO BEDROOMS ***

Seths are delighted to present this well-positioned 2 Bedroom Mid-Terraced Home, located on Blue Gates Road.

The property enjoys a convenient location close to Beaumont Leys Shopping Centre, schools, and local amenities, with excellent transport links including easy access to the motorway network. On the ground floor, you are welcomed by an entrance hallway leading into a bright lounge and a spacious kitchen/diner. The kitchen is fitted with a range of wall and base units, an integrated gas hob with extractor over, integrated electric oven, sink unit, and space for further appliances.

Upstairs, the property offers two well-proportioned bedrooms, with one benefitting from fitted storage, together with a bathroom comprising a bathtub with shower over and wash hand basin, as well as a separate W.C.

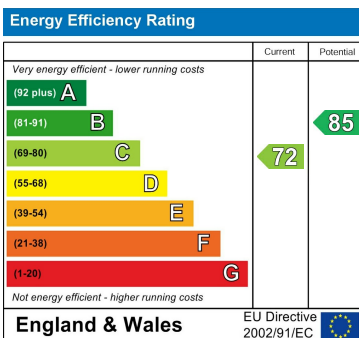


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as 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.
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Council Tax Band

A

Energy Performance Graph



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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.