FOR SALE

HUMBERSTONE DRIVE
HUMBERSTONE
LEICESTER
LE5 0RE

£280,000

FEATURES

- Freehold
- End Town House
- Sought after location
- Lounge
- Bathroom
- 3 Bedrooms
- Off road parking for 2 cars
- Modernisation required
- Kitchen / Diner
- Large garden

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SETHS

3 Bedroom End Town House for sale in Leicester

GROUND FLOOR

ENTRANCE HALLWAY
Carpeted, staircase leading to first floor, uPVC double glazed window

LOUNGE
17'11" x 12'4"
Carpeted, radiator, understairs storage cupboard, uPVC double glazed window, sliding patio door to rear garden

KITCHEN / DINER
13'0" x 10'5"
Wall and base units with worktops over, sink with mixer tap and drainer, space for freestanding cooker, plumbing for washing machine, space for fridge / freezer, space for dining table, lino flooring, partly tiled walls, uPVC double glazed bay window

FIRST FLOOR

BEDROOM 1
13'0" x 10'5"
Carpeted, radiator, uPVC double glazed bay window

BEDROOM 2
12'11" x 10'9"
Wooden flooring, radiator, uPVC double glazed window

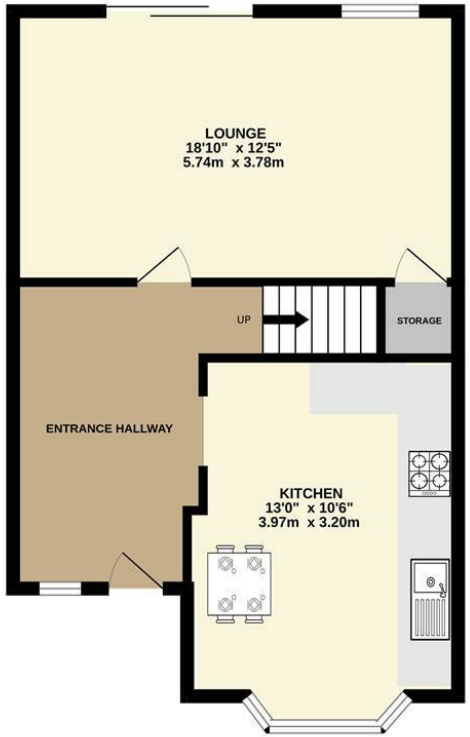
BEDROOM 3
8'4" x 6'11"
Carpeted, radiator, uPVC double glazed window

BATHROOM
WC, wash hand basin with mixer tap and vanity units, bathtub with mixer tap and shower overhead, lino flooring, partly tiled walls, airing cupboard, uPVC double glazed window

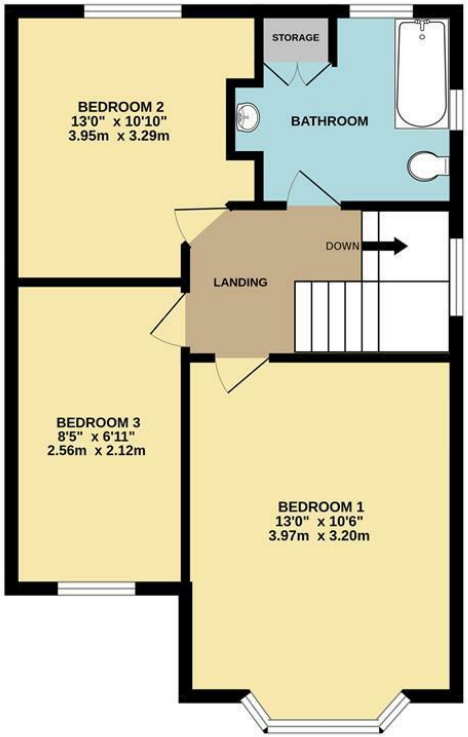
OUTSIDE
To the front of the property is a gravel driveway with parking space for 2 cars (potential for 4). To the rear of the property is a large garden mainly laid to lawn with wooden fence surround.

ADDITIONAL INFO
Tenure: Freehold
EPC rating: tbc
Council Tax Band: B
Council Tax Rate: £1,872.67
Mains Gas: Yes
Mains Electricity: Yes
Mains Water: Yes
Mains Drainage: Yes
Broadband availability: Full Fibre Broadband

GROUND FLOOR



1ST FLOOR



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

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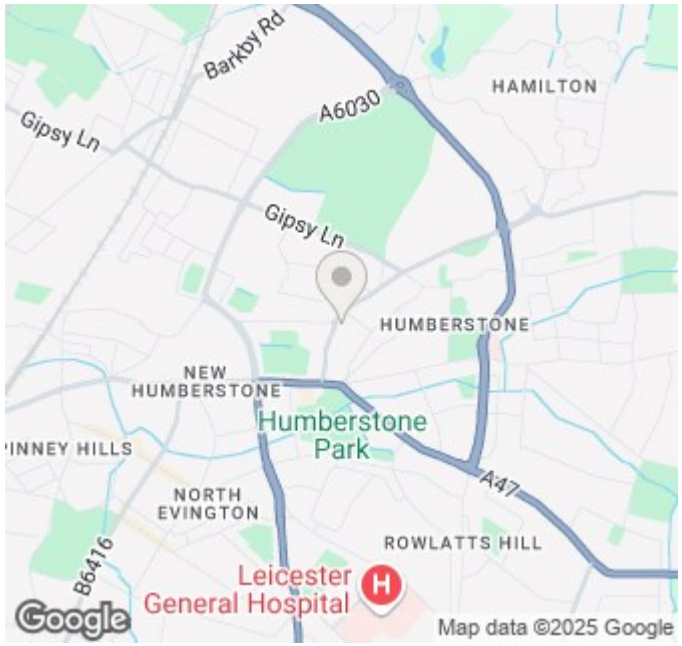

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

SETHS