



9 Hardwick Crescent
Syston, Leicester, LE7 1NY
£925 Per Month



Aston & Co are delighted to offer for let this immaculately presented, two bedroom, Georgian style mid town house set within the popular Wolsey Way development. Situated just a short walk from Syston train station and the many local amenities this property is ideal for those looking for a turn key let. The accommodation briefly comprises; entrance porch, spacious lounge, modern fitted kitchen, two bedrooms and a bathroom. The property also benefits from gas central heating, uPVC double glazing with front and rear gardens. Early viewing is highly recommended to avoid disappointment.

- Available Immediately
- Georgian Terrace House
- Two Bedroom
- Modern Shower room
- Walking Distance to Syston Town Centre
- Low Maintenance Rear Garden
- Internet - Standard, Super & Ultra are all available. See Ofcom for more details
- EPC Rating - D



Location

Syston is located around 5 miles north of Leicester City Centre and approximately 10 miles from Loughborough. The location is convenient for local shops, supermarkets, Syston Train Station, Thurmaston Retail Park and the motorway network. Local Schools include Merton Primary School and Wreake Valley Academy.



Floor Plan



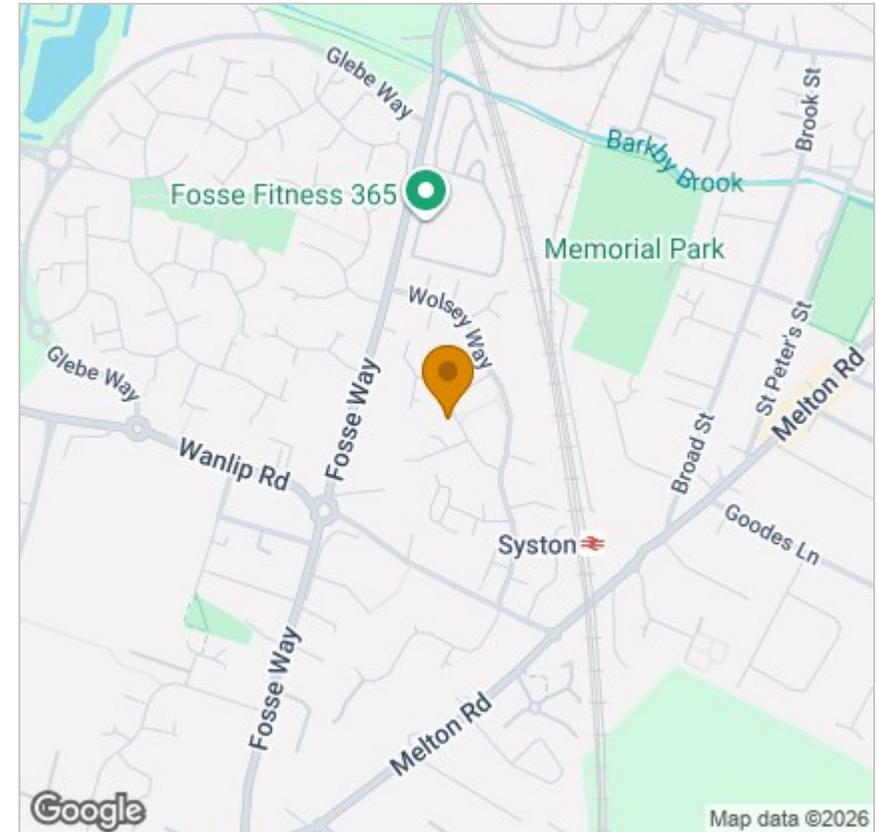
Viewing

Please contact our Wigston Lettings Office on 0116 2883872 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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Area Map



Energy Efficiency Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		86
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	