



READINGS

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Maytree Drive
Kirby Muxloe, Leicester, LE9 2LP

£500,000



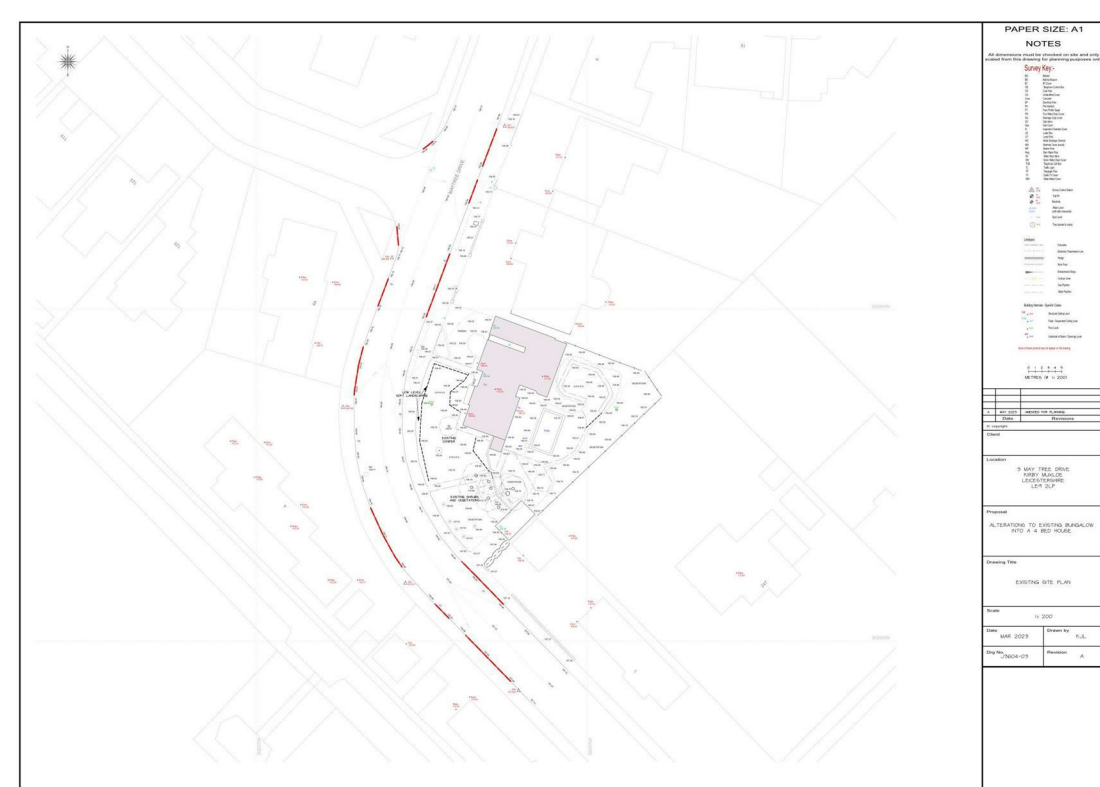
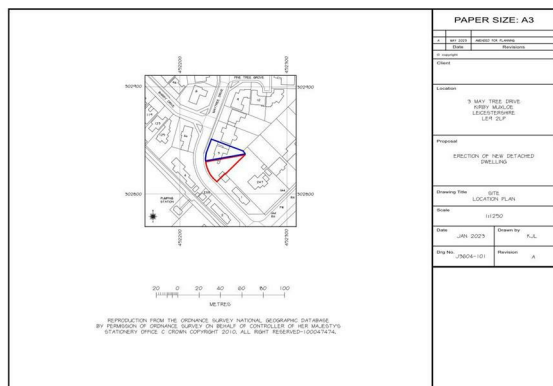
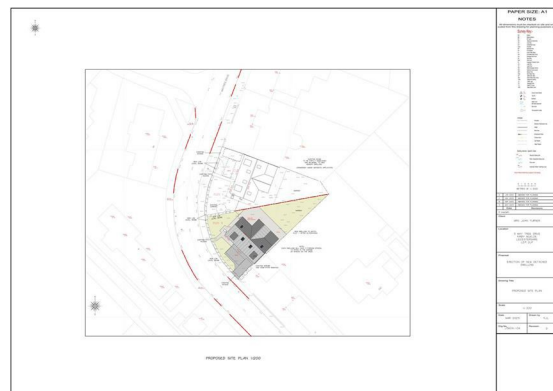
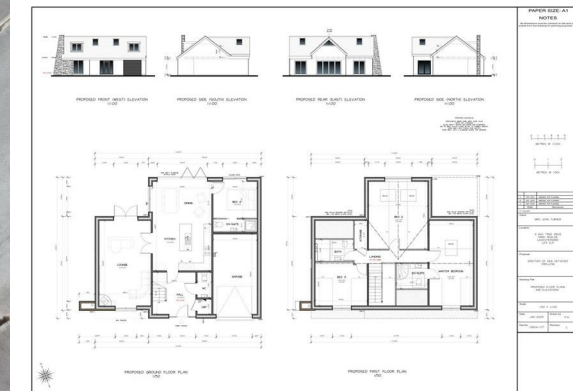
Maytree Drive

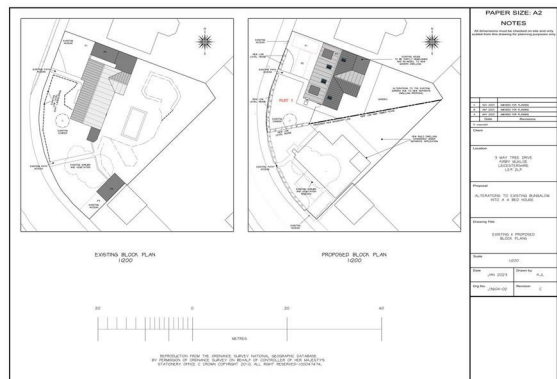
Kirby Muxloe, Leicester, LE9 2LP

Development opportunity on a corner plot of approx. 0.21 acres, wider to the front and narrowing to the rear. Offered for sale with planning consent for the part demolition of the exiting bungalow with planning consent for this to be extended and a separate dwelling to be built of a similar design. For further details visit Blaby District Council's planning portal where information can be found using planning references 23/0201/FUL and 23/0200/HH. The current site comprises a detached bungalow in need of modernisation with a single integral garage and a separate detached garage.

Consumer Protection Legislation

These sales details have been written to conform to Consumer Protection Legislation. Whilst we endeavour to make our sales details accurate and reliable, if there is any point of particular importance to you, please contact the office and we will check the information for you, particularly if contemplating travelling some distance to view. Measurements are given in good faith and whilst believed to be accurate these should be checked by the purchaser for verification. The measurements are carried out in accordance with the RICS and ISVA code of measuring practice.





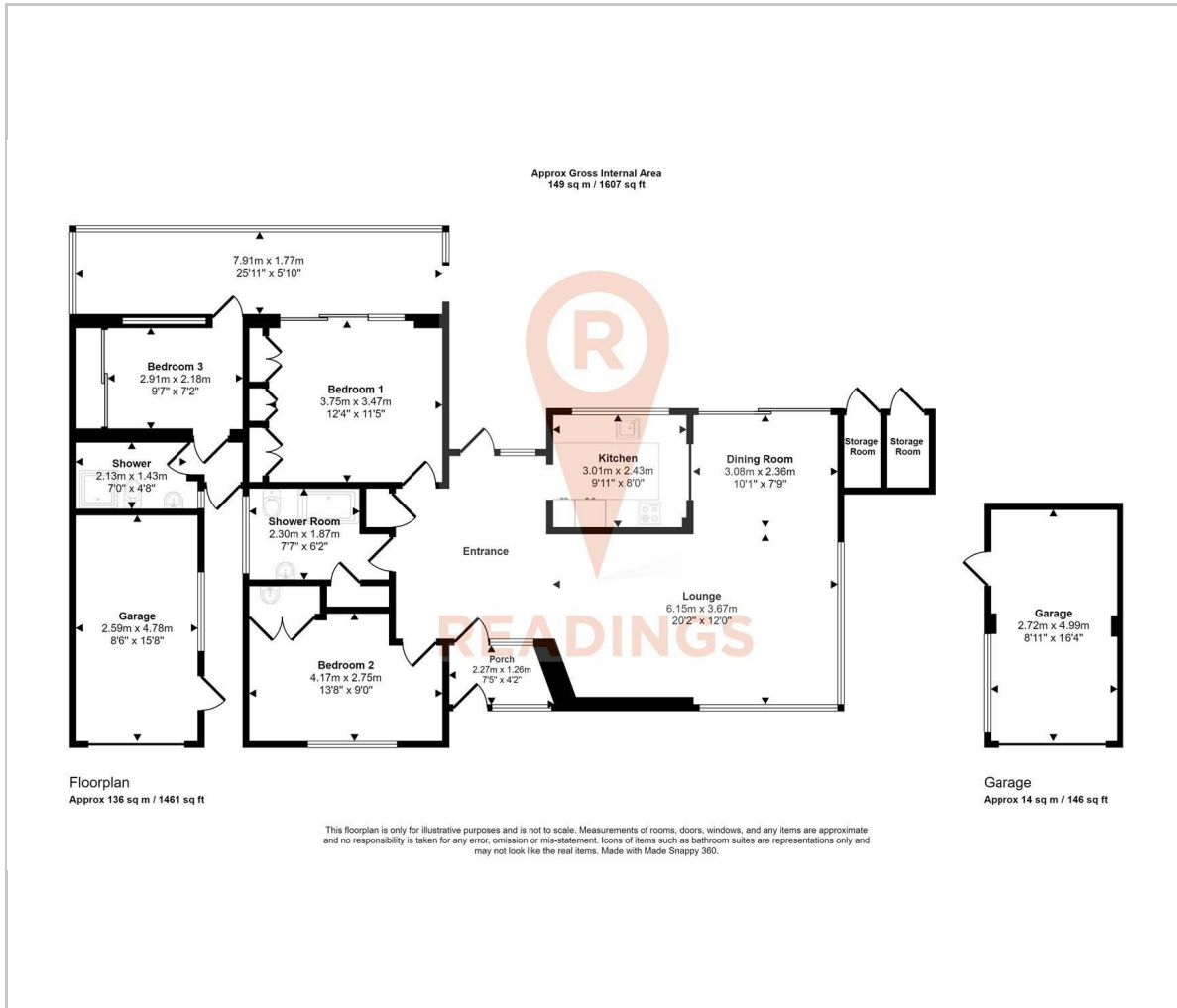
Tenure

The property is being sold freehold with Vacant Possession upon completion. FIXTURES AND FITTINGS - All the items mentioned in these sales details are to be included within the purchase price. SERVICES - None of the services, fitting or appliances (if any) heating installations, plumbing or electrical systems have been tested by the selling agents, neither have the telephone or television points.

Anti Money Laundering

Under the Protecting Against Money Laundering and Proceeds of Crime Act 2002 all prospective purchasers proceeding with a purchase will be asked to provide us with photographic I.D. (e.g. Passport, driving licence etc) and proof of address (e.g. Current utility bill, bank statement, council tax demand). This information will be required before solicitors are instructed on a sale or purchase.

Floor Plan



Viewing

Please contact our Leicester Office on 0116 2227575 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph

