



READINGS

www.readingspropertygroup.com



Davenport Road
Leicester, LE5 6SB

£350,000



2



1



C

Davenport Road

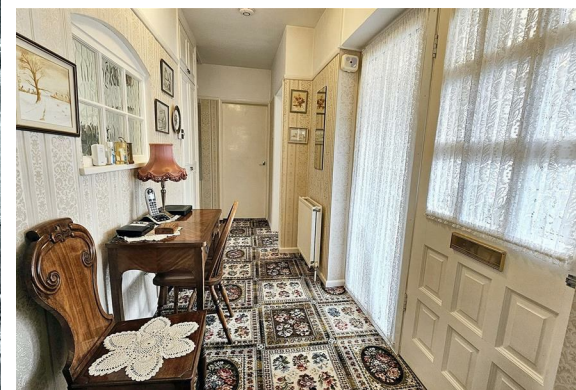
, Leicester, LE5 6SB

*****UNEXPECTEDLY RE-OFFERED TO THE MARKET***** Looking for a spacious, well-maintained bungalow with no onward chain? This detached property might just be perfect for you! Whether you're after single-level living or a home with potential to extend (subject to the usual consents), this bungalow has plenty to offer.

From the moment you arrive, you'll appreciate the ample parking and single garage with an electric roller door. Step inside and you'll find a porch, entrance hall with handy storage, spacious lounge, conservatory, dining kitchen, two double bedrooms and a shower room.

Outdoors, the attractive rear garden is a fantastic space, complete with a summer house and useful storage shed. The home features uPVC double-glazed windows with some secondary glazing, a modern boiler, and has been lovingly maintained throughout.

Situated near Spencefield Lane and just a short walk from the Masjid Muadh ibn Jabal Mosque, the location is ideal and highly sought-after. This property won't stay on the market for long—get in touch today to arrange a viewing before it's gone!





Property Information

Tenure: Freehold

Local Authority: Leicester

Council Tax Band: C

Type of Construction: Standard

Services: The property is offered to the market with all mains services and gas-fired central heating.

Multiple Options for Broadband/mobile phone signal.

Flood Risk: No risk

The property is being 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.

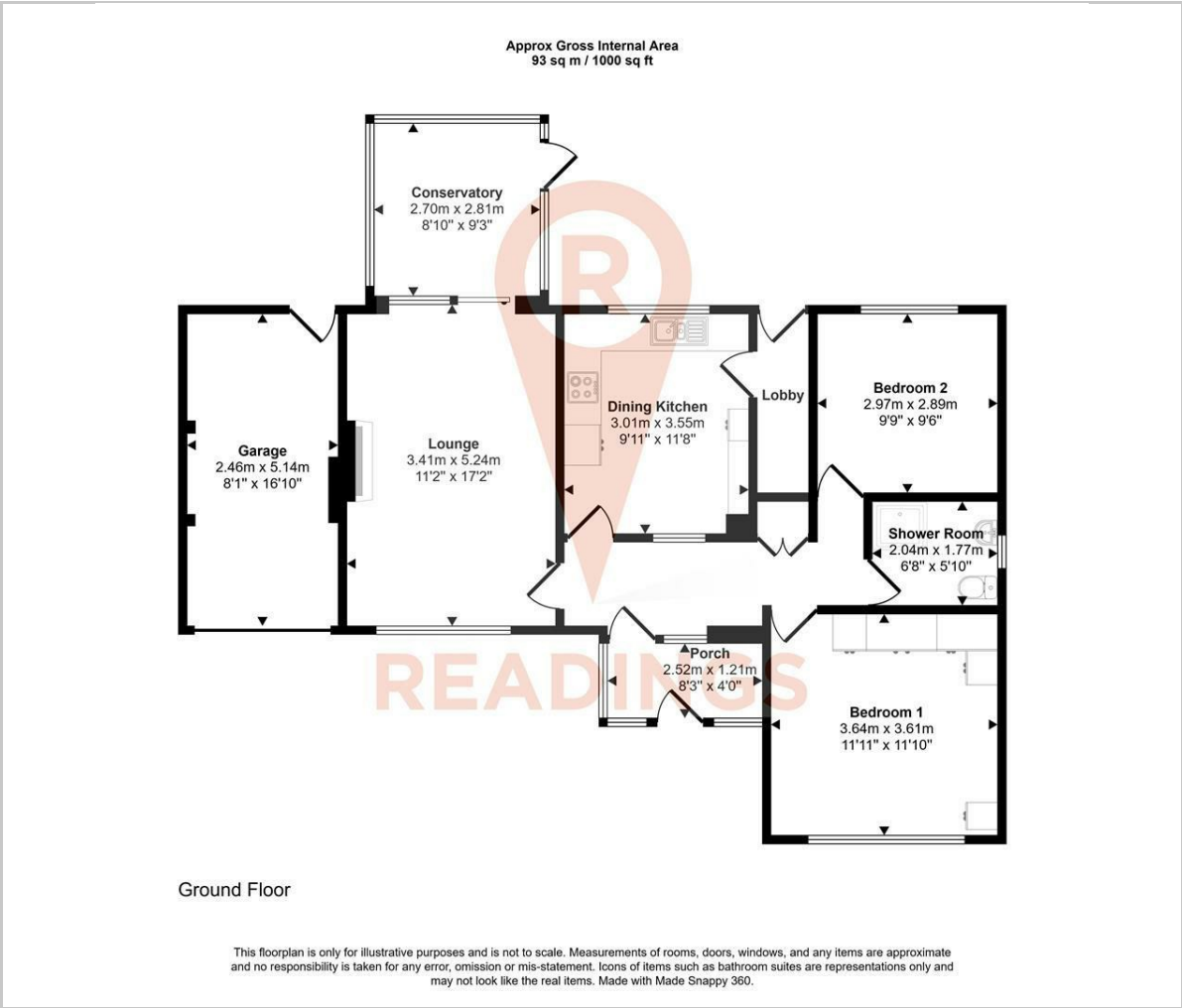
Consumer Protection Legislation

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.

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

