



Mortimer Way, Off Narborough Road

In Excess of £200,000

Presented with No Upward Chain is this THREE BEDROOM semi-detached home situated off Narborough Road and Braunstone Lane. Outside enjoys front and rear gardens.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D





Entrance Hall

With double glazed window to the side elevation, built-in cupboard, stairs to first floor, radiator.

Lounge

15' 1" x 11' 11" (4.59m x 3.64m)

With double glazed window to the front elevation, chimney breast with living flame effect gas fire, wood surround, TV point, radiator.

Breakfast Kitchen

15' 11" x 6' 8" (4.84m x 2.02m)

With double glazed window to the rear elevation, wall and base units with work surface over, stainless steel sink, drainer and mixer tap, space for gas cooker, plumbing for washing machine, space for compact tumble dryer, wall mounted boiler, space for freestanding fridge freezer, part tiled walls.



Lobby

Providing access to WC.

Ground Floor WC

With low-level WC.

First Floor Landing

With double glazed window to the side elevation, built-in cupboard, loft access.

Bedroom One

12' 8" x 9' 9" (3.85m x 2.97m)

With double glazed window to the front elevation, chimney breast, built-in cupboard, radiator.

Bedroom Two

11' 10" x 8' 11" (3.61m x 2.71m)

With double glazed window to the rear elevation, fireplace, picture rail, radiator.

Bedroom Three

8' 10" x 7' 10" (2.70m x 2.38m)

With double glazed window to the front elevation, picture rail, radiator.

Bathroom

6' 9" x 5' 5" (2.05m x 1.65m)

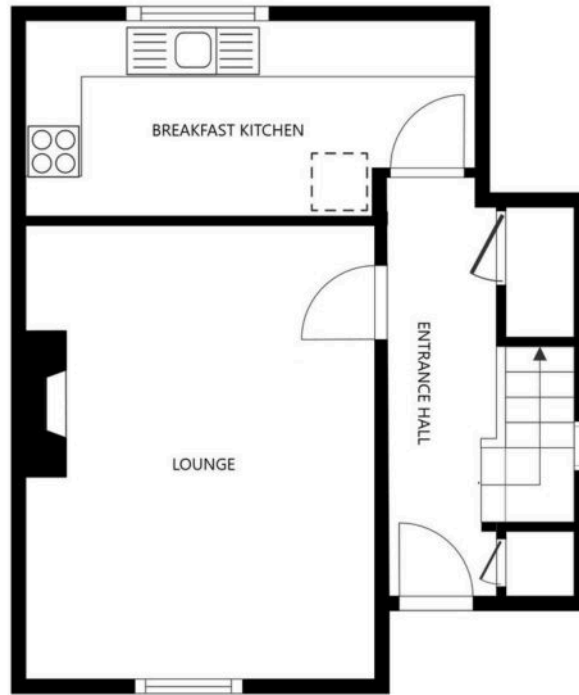
With double glazed window to the rear elevation, bath, low-level WC, wash hand basin, part tiled walls, radiator.

Front Garden

A low maintenance front garden.

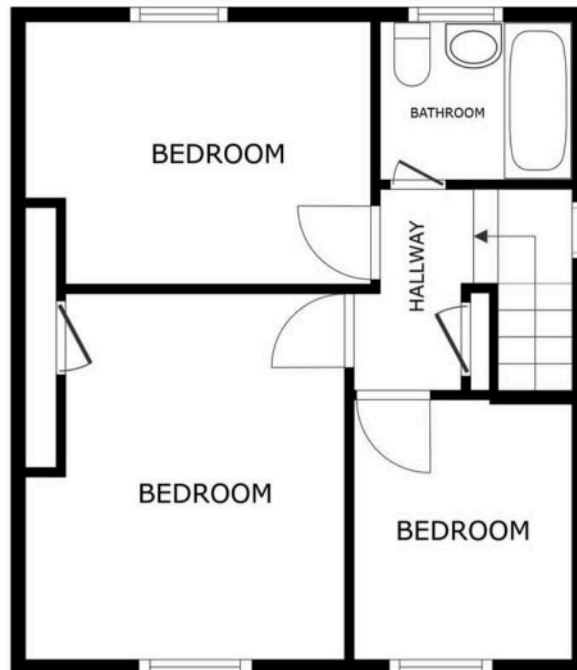
Rear Garden

With paved patio seating area, flowerbeds and shrubs, paved pathway, gravelled area, handrail, fencing to perimeter.



FLOOR 1

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



FLOOR 2

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