

Central Avenue, Wigston

In Excess of £250,000

Charming period semi-detached on Central Avenue in WIGSTON. Offers TWO DOUBLE BEDROOMS, two reception rooms, fitted kitchen, family bathroom and a generous rear garden

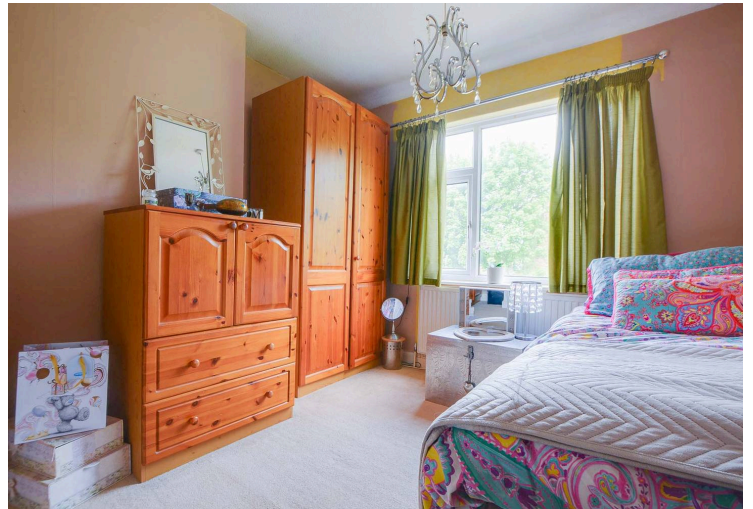
Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:





Entrance Lobby

With a leaded and stained double glazed front door, stairs to the first floor landing and a radiator.

Living Room

13' 8" x 12' 8" (4.17m x 3.85m)

With a double-glazed window to the front elevation, chimney breast with gas fire and surround, coving to the ceiling, TV point, wood effect flooring and an archway leading to:

Dining Room

12' 0" x 10' 1" (3.65m x 3.08m)

With a double-glazed French doors to the rear garden, wood effect flooring, a chimney breast, coving to the ceiling, radiator and a door to the:



Kitchen

11' 11" x 6' 4" (3.62m x 1.92m)

With a double-glazed window to the side elevation, tiled flooring, a sink and drainer unit with a range of wall and base units with work surfaces over, four ring gas hob, double oven, extractor hood, plumbing for a washing machine, wall mounted boiler, understairs cupboard and a double-glazed door to the rear garden.

First Floor Landing

With a double-glazed window to the side elevation.

Bedroom One

11' 1" x 11' 0" (3.37m x 3.35m)

With two double-glazed windows to the front elevation, built-in mirrored door sliding wardrobes, a TV point and a radiator.

Bedroom Two

12' 0" x 10' 2" (3.65m x 3.10m)

With a double-glazed window to the rear elevation, chimney breast and a radiator.

Bathroom

7' 11" x 6' 3" (2.42m x 1.91m)

With a double-glazed window to the rear elevation, bath with a shower over, WC, wash hand basin, tiled splash backs and a feature chrome wall-mounted radiator.

Front Garden

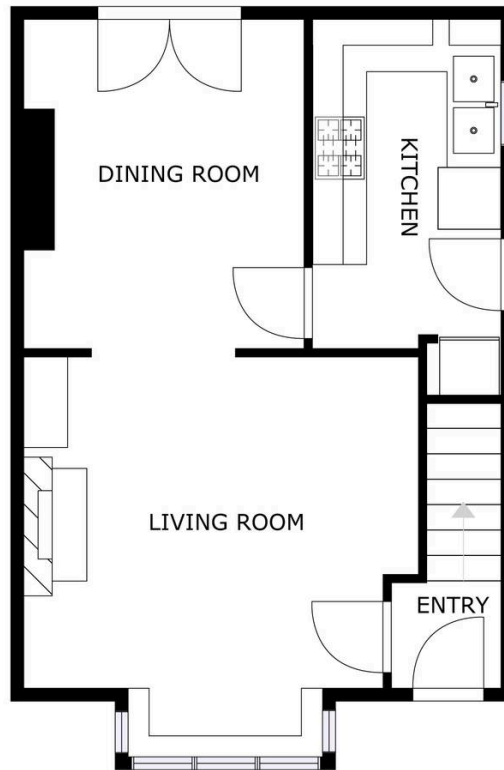
With a paved frontage, path to the front door and gated side access.

Rear Garden

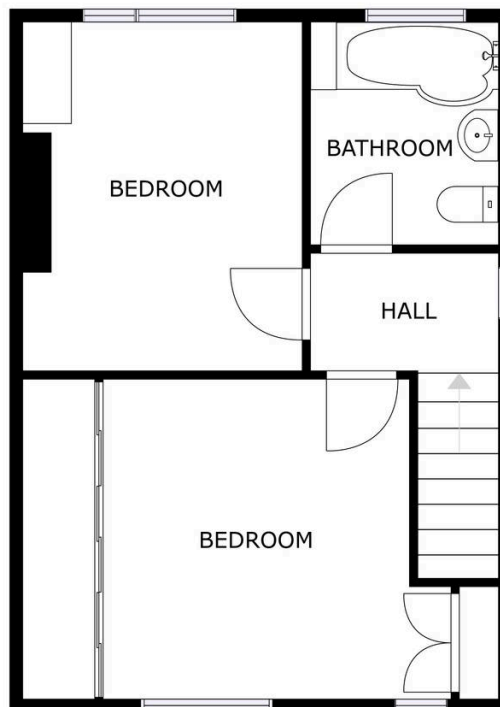
A good-sized rear garden with lawn and mature borders.

Garage

A sectional double garage.



FLOOR 1



FLOOR 2



We'll keep you moving...



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