

JAMES
SELICKS

3 ALCESTER DRIVE

EVINGTON, LEICESTER LE5 6LB

GUIDE PRICE: £250,000



An extended, detached, two double bedroom bungalow in the popular suburb of Evington.

Entrance hall • extended sitting room • kitchen • refitted shower room • two double bedrooms • driveway to front and side • side courtyard gardens • EPC - D

Location

Just off Welland Vale Road, the area is convenient for local shopping just a five minute walk away at Downing Drive; there are frequent bus services into the city, good recreational facilities and highly regarded schooling within the area.

Accommodation

A large side entrance hall houses a useful cloaks cupboard leads into an extended sitting room with sliding patio doors to the side garden. The kitchen has a range of white eye and base level units with drawers, worktops and tiled splashbacks, a ceramic sink and drainer unit with mixer tap and window over, plumbing for washing machine, space for tumble dryer, cooker and fridge-freezer, heated towel rail, tiled flooring, inset ceiling spotlights and a door to the rear. There are two double bedrooms and a refitted shower room with a patterned window and a low flush WC, inset wash hand basin with cupboards under and a double walk-in doorless shower enclosure with fixed and flexible shower heads, heated towel rail, fully tiled walls and tiled floor.

Outside

To the front of the property is a large block paved driveway providing ample car standing with the block paving extending to the side of the property onto a raised courtyard garden sitting to the rear of the property.

Tenure: Freehold. Local Authority: Leicester County Council, Tax Band: E





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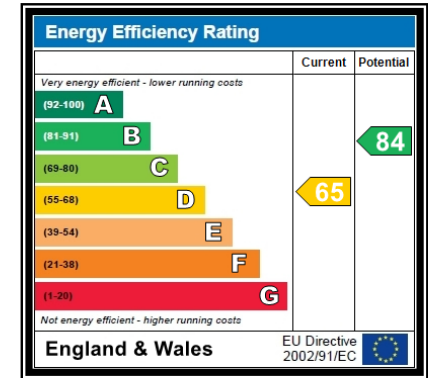
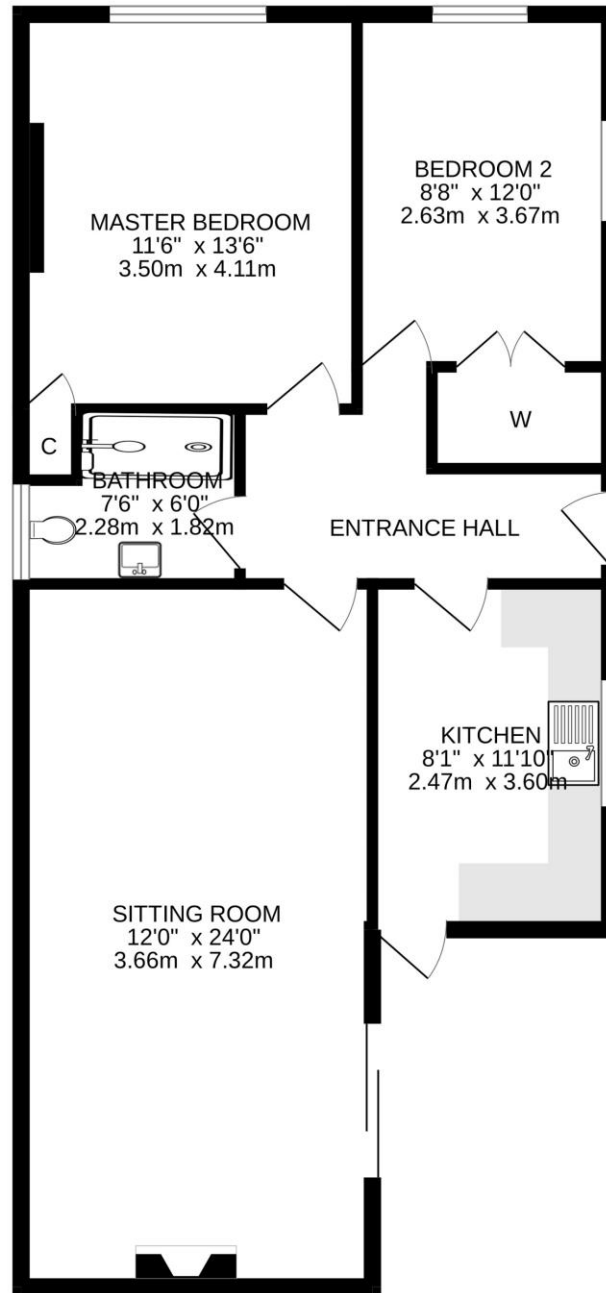
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Measures and Other Information

All measurements are approximate. Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact this office and we will be pleased to check the information for you, particularly if contemplating travelling some distance to view the property.



3, Alcester Drive Evington, Leicester, LE5 6LB

Total Approximate Gross Internal Floor Area
 775 SQ FT / 72 SQ M

Measurements are approximate.
 Not to scale.
 For illustrative purposes only.