

19 Drage Close, Lutterworth, LE17 4PR



£1,095 Per Month

A three bedroom semi-detached home situated in a prime location in Lutterworth and in walking distance of the Town Centre and all it's amenities. The accommodation comprises of entrance hall, spacious lounge, separate breakfast kitchen and cloakroom WC. whilst on the first floor you will find two double and one single bedrooms and a bathroom. Outside there is an enclosed rear garden. Available now.

Service without compromise

Entrance Hallway

Accessed via opaque double glazed front door. Wood laminate flooring. Radiator. Spacious understairs cloaks cupboard with light. Doors to rooms. Telephone point. Stairs rising to first floor. Door leading out onto the garden.

Lounge 15'10 x 13'11 (4.83m x 4.24m)

Spacious lounge with a UPVC double glazed window to the front. Large radiator. Telephone and TV point.

Downstairs WC

Low level WC and hand wash basin. Wooden laminate flooring. Extractor. Radiator.

Kitchen/Breakfast room/Diner 11'05 x 9'11 (3.48m x 3.02m)

Complementary tiled flooring and half tiled walls. A range of cupboards and units. Space for a fridge and washing machine. Four gas hob, electric oven and extractor hood. Double glazed UPVC window to the rear.

Landing

Doors leading to all rooms. Loft hatch access.

Bedroom One 13'02 x 13'08 (4.01m x 4.17m)

Large double bedroom with a double glazed UPVC window to the front. Radiator. TV point.

Bedroom Two 6'02 x 14'00 (1.88m x 4.27m)

Double bedroom with a double glazed UPVC window to the rear. Radiator. TV point.

Bedroom Three 8'02 x 7'08 (2.49m x 2.34m)

Single bedroom with a double glazed UPVC window to the rear. Radiator.

Family Bathroom

Fitted with complimentary tiled walls and vinyl flooring. Low level WC, hand wash basin and bath with mains shower fitment over. UPVC double glazed frosted window to the front. Extractor.

Garden

An enclosed garden with a paved patio area and lawn. Gated access to the rear for the communal car park.

Outside

To to front there is open greenspace.

Additional Information

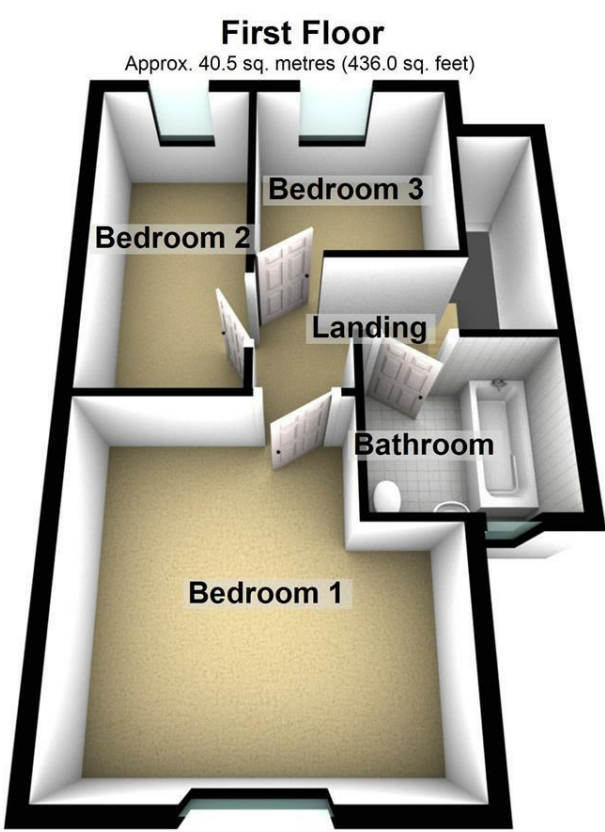
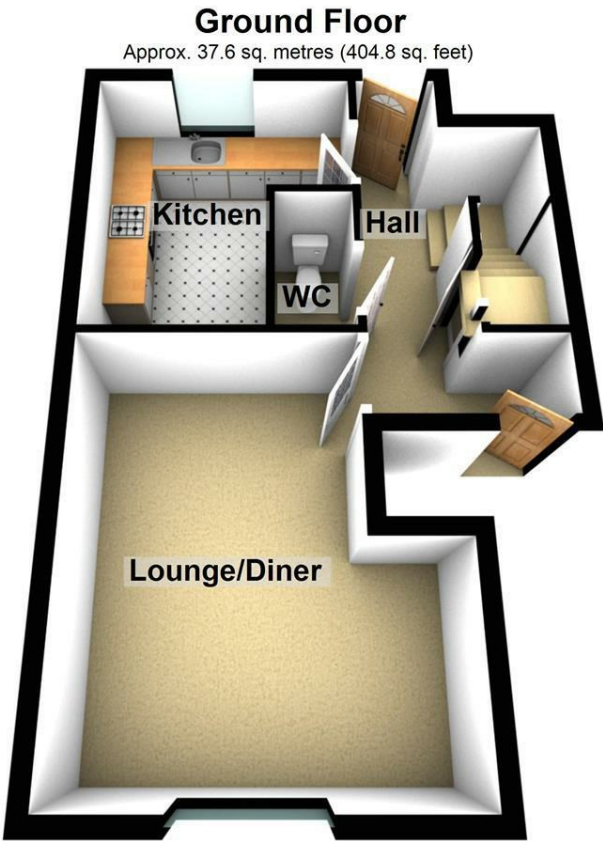
Council tax band C

Holding deposit based on £1,095 rent per calendar month amounting to £252

Damage deposit based on £1,095 rent per calendar month amounting to £1,263

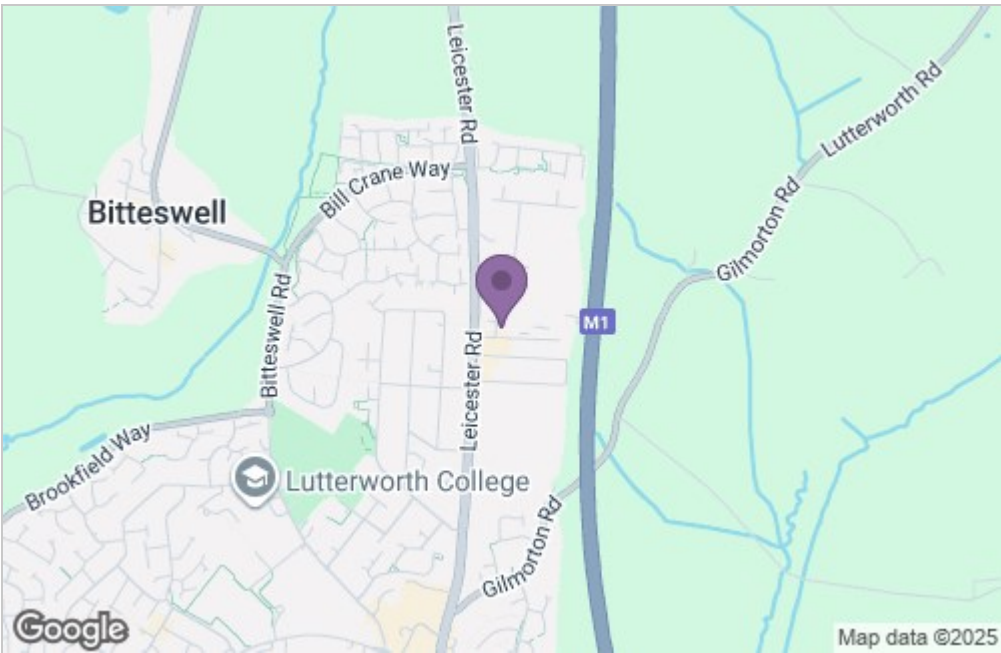
Initial tenancy term 6 months and will revert to a monthly periodic after the initial term

Floor Plan



Total area: approx. 78.1 sq. metres (840.9 sq. feet)

Area Map



Energy Efficiency Graph

