



124 Edward Street

, Hinckley, LE10 0DN

£1,000 Per Month



A fully modernised traditional style terraced house. Additional benefits of gas central heating (condensing combination boiler), PVCu double glazing, modern fitted breakfast kitchen/dining room, guest cloakroom, two good sized bedrooms, luxury bathroom with mixer shower, established rear garden, front garden with potential for off road parking, ideally located within walking distance of Hinckley town centre and local amenities and accessible for commuting for all major road links such as the M69, M1, A5 and M6.



Reception Hall 3'8" x 3'6" (1.14 x 1.08)

Having composite double glazed door.

Lounge (front) 13'4" x 11'10" (4.07 x 3.61)

Having UPVC double glazed window, radiator, mains power smoke alarm.

Modern Fitted Breakfast Kitchen/Dining Room (rear)

15'5" x 9'10" (4.71 x 3.00)

Having circular stainless steel sink unit, range of base and wall units (3 base and 6 wall), associated work surfaces, integrated breakfast bar, radiator, split level ceramic hob and electric fan assisted oven, fitted dishwasher, understairs cupboard, laminate floor, UPVC double glazed door and window.

Guest Cloakroom 4'5" x 2'5" (1.36 x 0.74)

Having low level flush wc with integral wash hand basin, ceramic wall tiling, obscure UPVC double glazed window.

First Floor

Landing 9'9" max x 8'8" max (2.99 max x 2.65 max)

Bathroom (rear) 8'8" x 6'5" (2.65 x 1.98)

Being fully tiled and having full suite in white, panelled bath with chrome mixer and rainfall shower head, pedestal wash hand basin, low level wc with concealed cistern, chrome ladder style radiator, ceramic tiled floor, extractor fan.

Bedroom 1 (front) 12'4" x 10'11" (3.77 x 3.33)

Having UPVC double glazed window, radiator, fitted wardrobe.

Bedroom 2 (rear) 9'9" x 8'10" (2.98 x 2.71)

Having UPVC double glazed window, fitted cupboard, double wardrobe.

Outside

Established Rear Garden

Having paved patio, gated access.

Front Garden With Potential Off Road Parking

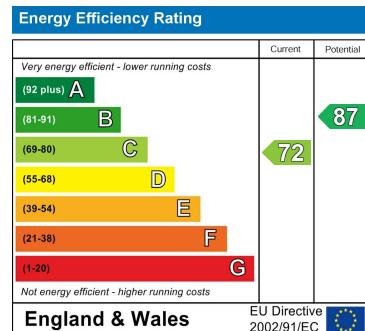
Area Map



Floor Plans



Energy Efficiency Graph



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