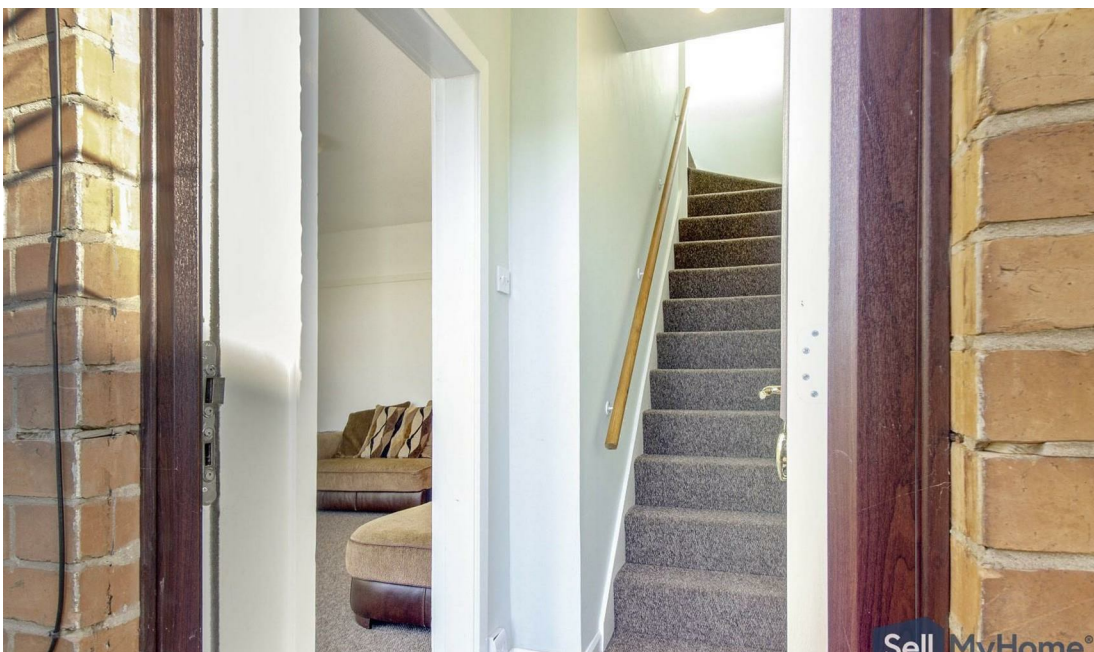




Lorraine Road, Leicester, LE2

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Sell MyHomeTM
.co.uk



- TWO BEDROOM SEMIDETACHED HOUSE
- OFF ROAD PARKING
- LOCAL AMENITIES NEARBY
- IDEAL LOCATION
- CORNER PLOT
- DOWNSTAIRS WC
- CLOSE TO CITY CENTRE

SellMyHome are pleased to present to the market this two bedroom semi detached house in Aylestone, Leicester.

As you enter the property you will find an entry way with a doorway to the lounge on the left and the stairs leading to the upper floor directly in front. The lounge is spacious and benefits from a bay window. Leading on from the lounge is the kitchen, which is sizeable and offers ample storage along with access to a downstairs WC and the rear garden. Heading upstairs, there are two well sized double bedrooms and a family bathroom with four piece bathroom suite.

Externally, the property benefits from a corner plot with a large front yard, offroad parking and a garden that wraps around the house.

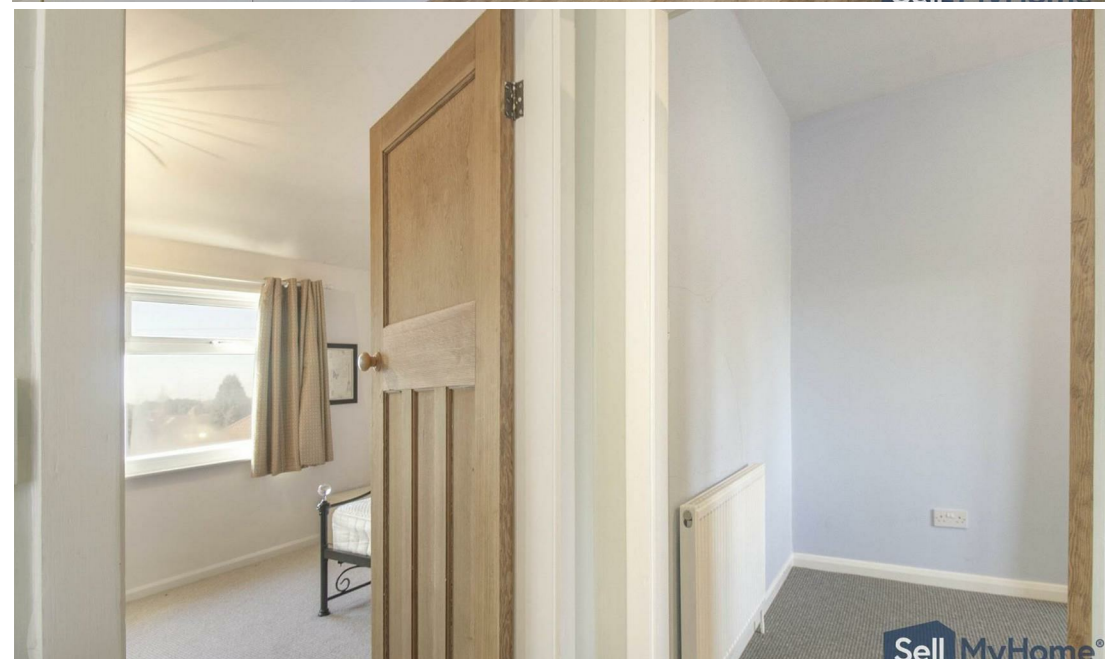
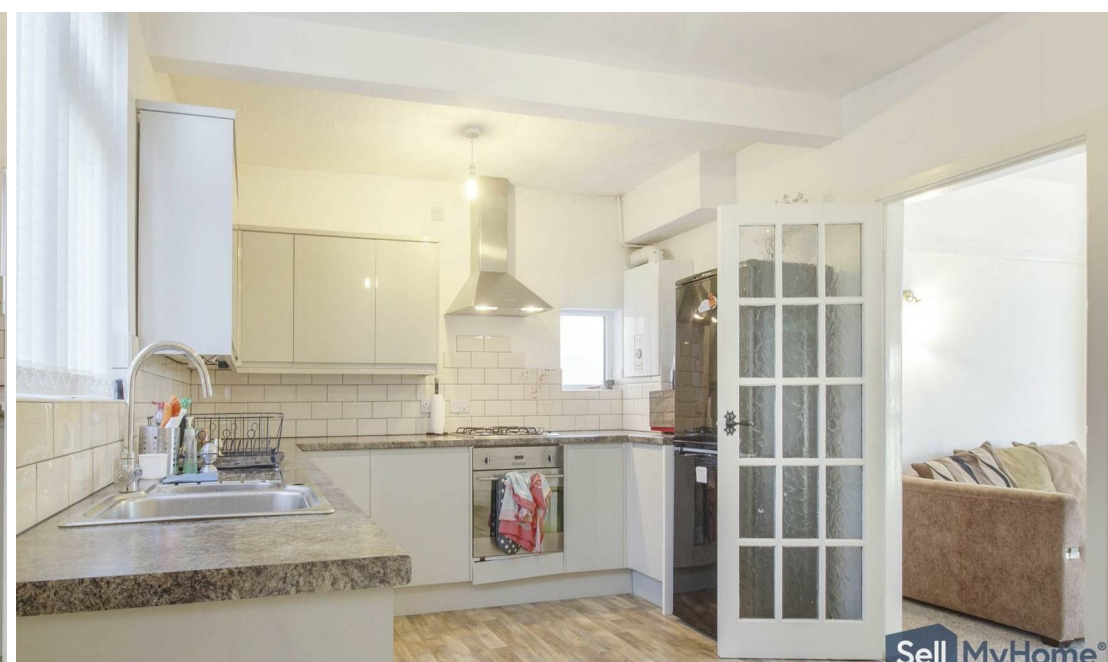
The house is situated in the Aylestone area and offers plenty of convenience with an Aldi supermarket nearby and easy access into the city centre along Aylestone Road.

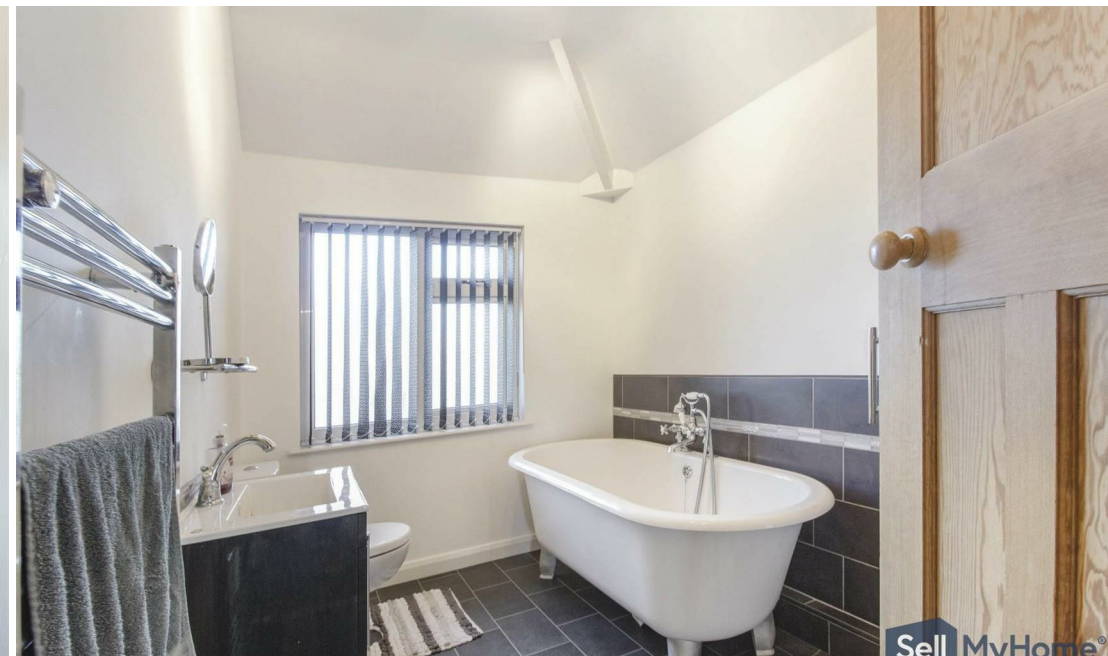
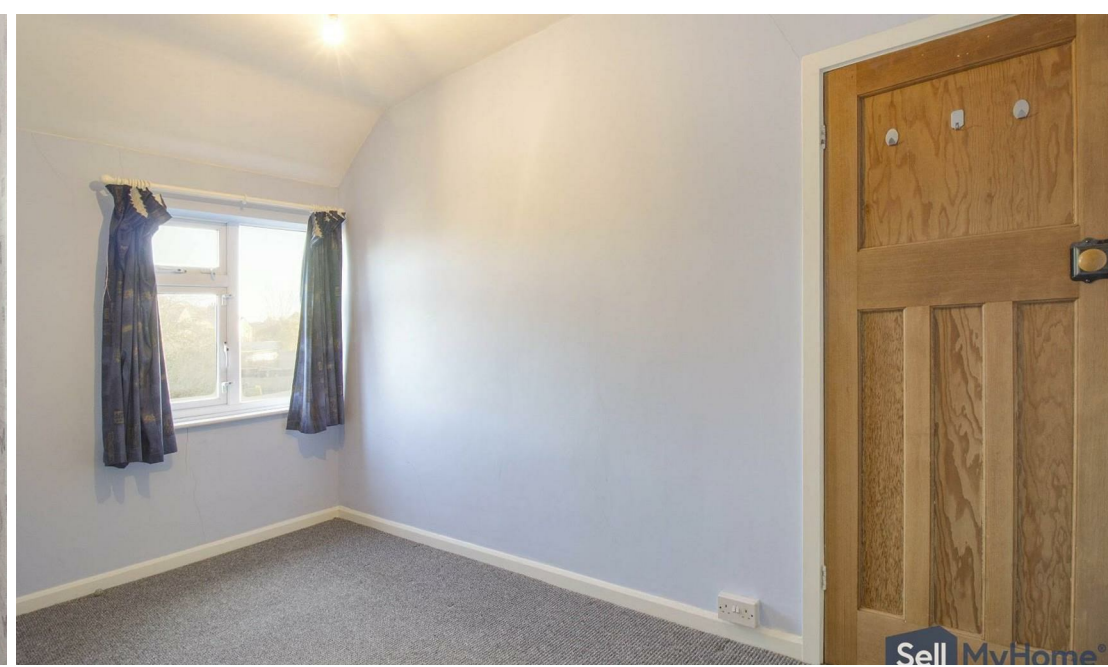
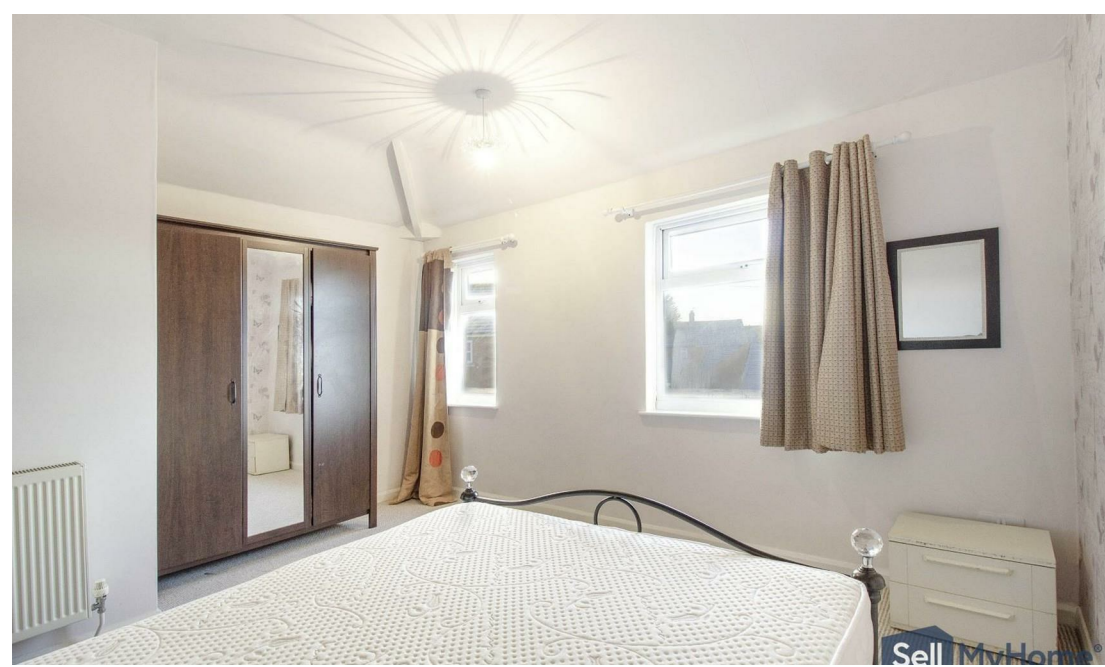
This property is sure to appeal to those looking for a first home or a suitable investment property so please call SellMyHome now to book your viewing!

Tenure: Freehold



Price Guide: £210,000







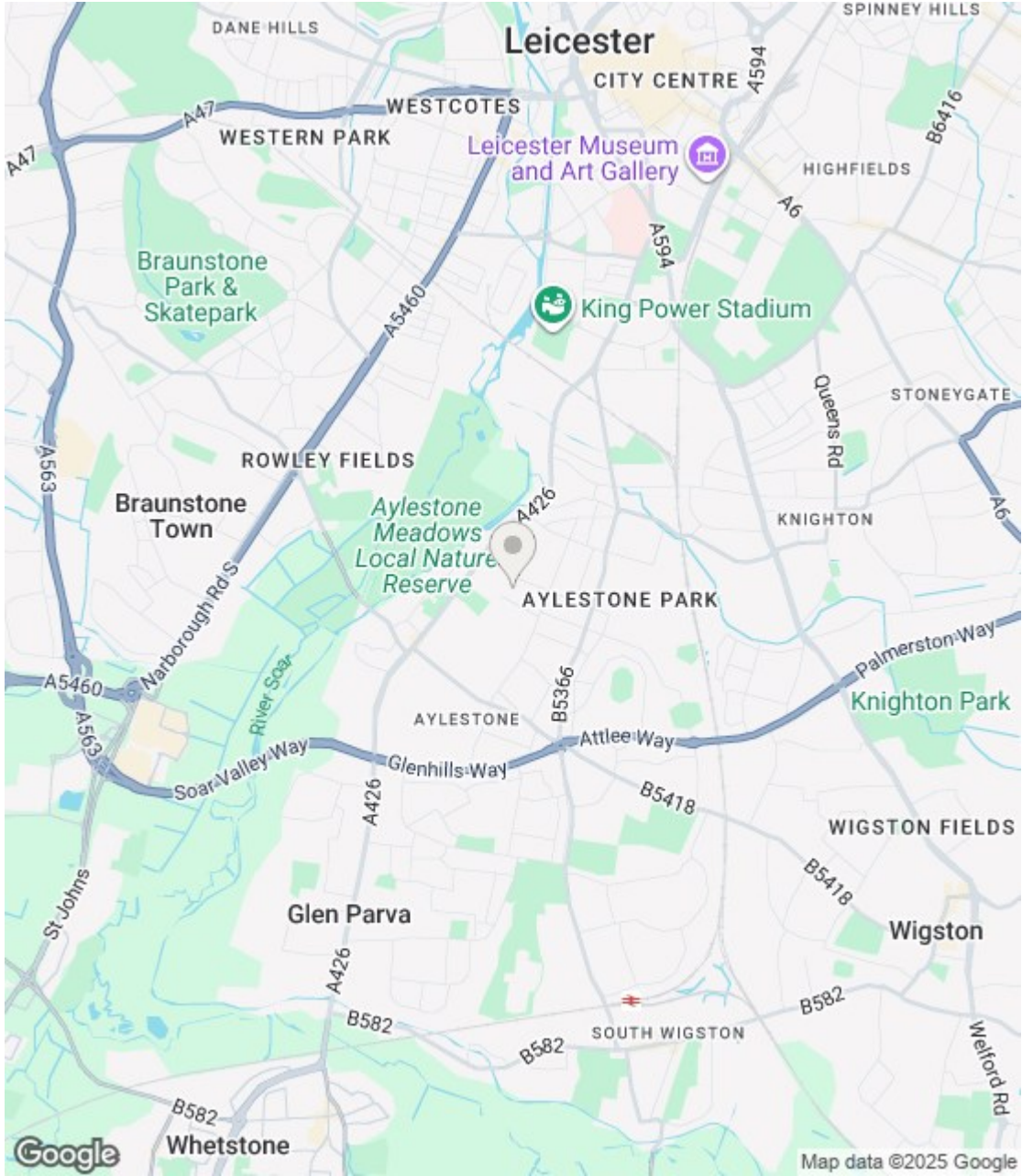
Energy Efficiency Rating

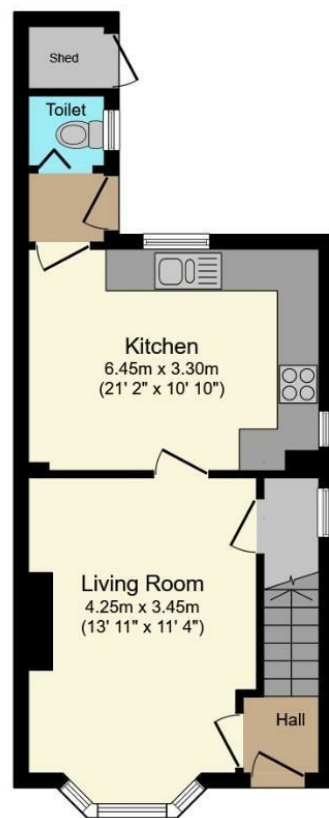
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		87
(81-91) B		
(69-80) C		
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

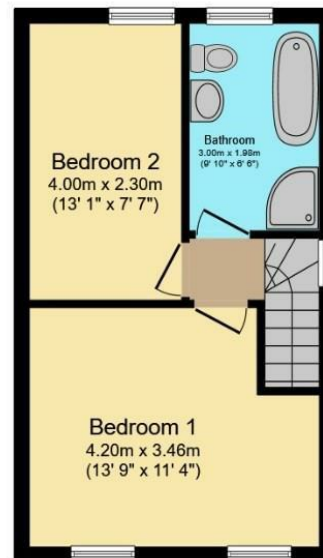
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
England & Wales	EU Directive 2002/91/EC	

PRS Property Redress Scheme





Ground Floor



First Floor

Total floor area 67.7 m² (729 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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