



North Street, Whitwick, Coalville

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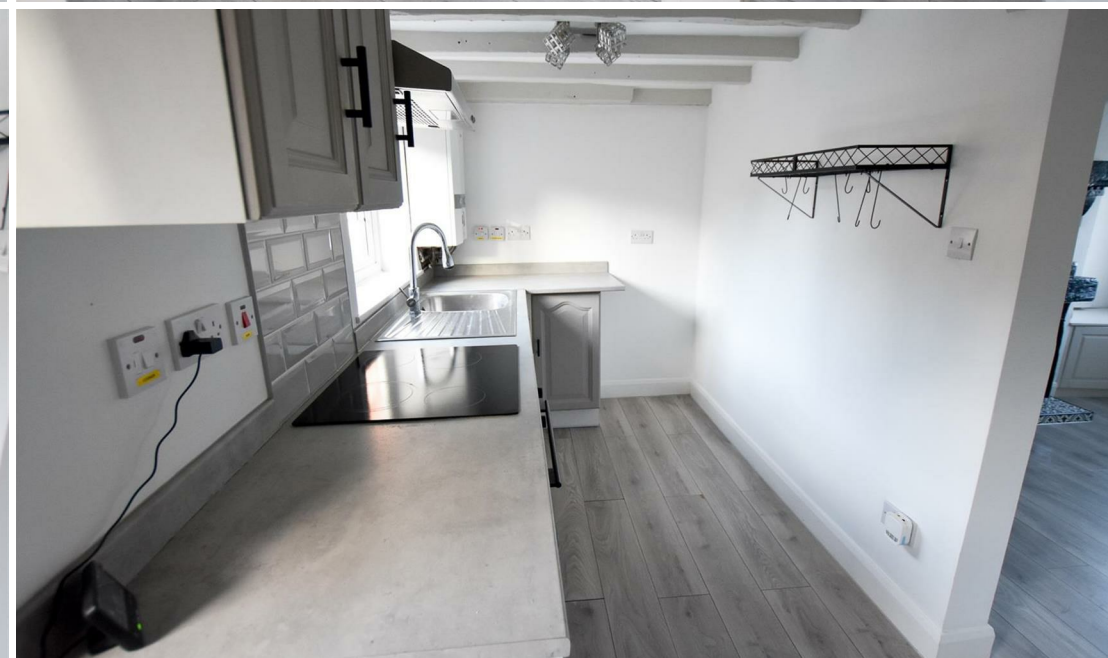
- IDEAL FIRST TIME BUYERS PROPERTY
- OFFERED WITH NO UPWARD CHAIN
- TWO BEDROOMS
- OPEN PLAN LOUNGE/DINER
- COUNCIL TAX BAND A
- VIEWING ADVISED
- POPULAR LOCATION
- MODERN FITTED KITCHEN
- BATHROOM WITH SHOWER OVER
- EPC RATING C

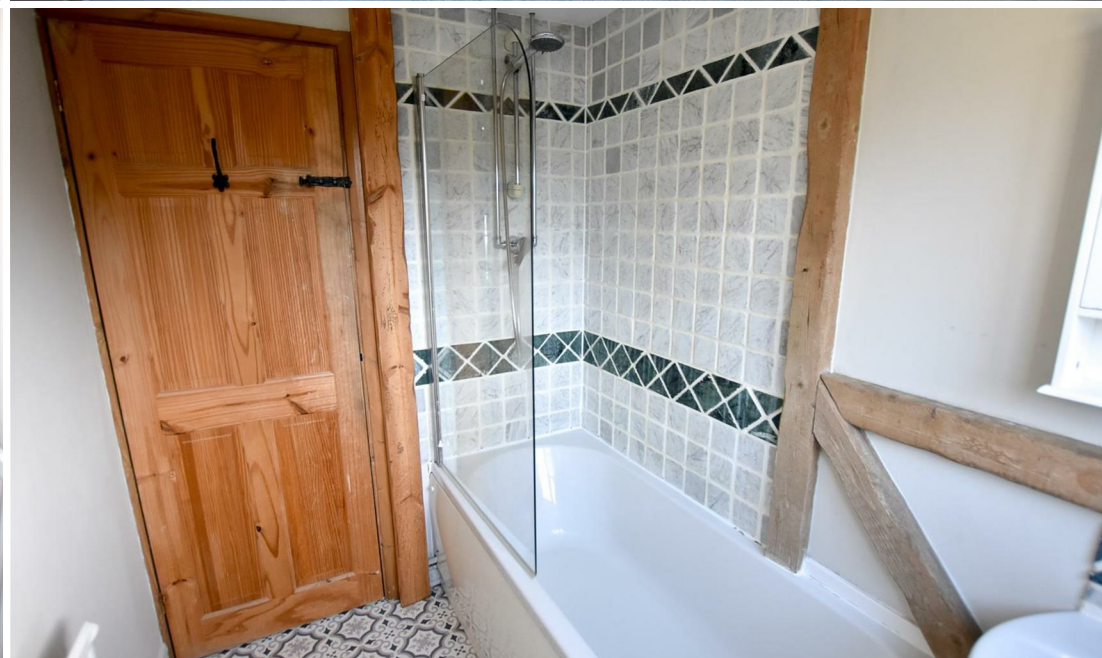
OFFERED WITH NO UPWARD CHAIN

A superb terraced cottage within the popular village of Whitwick. The village is well serviced with local amenities including shops, parks, pubs and plenty of countryside walks through Charnwood Forest. Internally the property comprises of lounge/diner, modern fitted kitchen, two bedrooms and a family bathroom with shower over. To the rear of the property there is a low maintenance garden. An internal inspection is recommended to appreciate the accommodation on offer



Price: £145,000





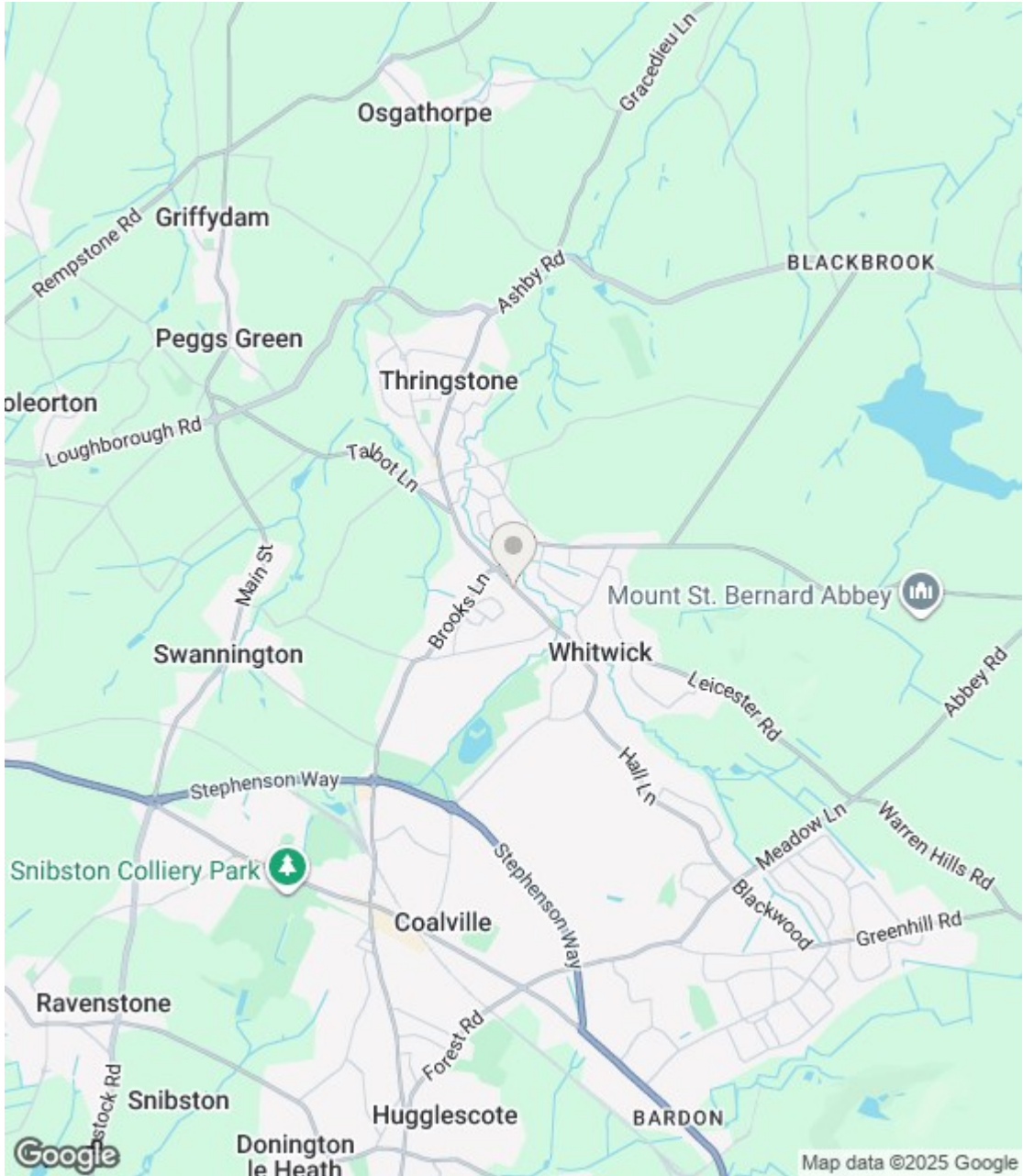


Energy Efficiency Rating

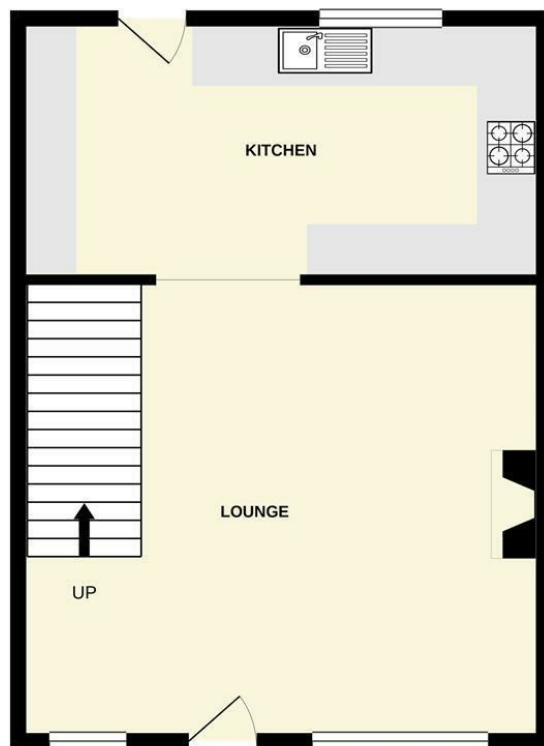
| | Current | Potential |
|---|----------------------------|-----------|
| Very energy efficient - lower running costs | | |
| (92 plus) A | | 91 |
| (81-91) B | | |
| (69-80) C | 71 | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC | |

Environmental Impact (CO₂) Rating

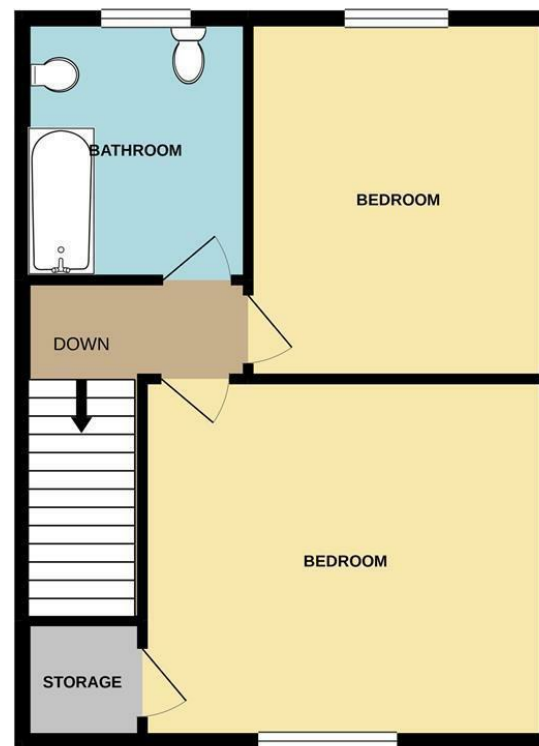
| | Current | Potential |
|---|----------------------------|-----------|
| Very environmentally friendly - lower CO2 emissions | | |
| (92 plus) A | | 92 |
| (81-91) B | | |
| (69-80) C | 72 | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not environmentally friendly - higher CO2 emissions | | |
| England & Wales | EU Directive 2002/91/EC | |



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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