



The Mill

Loughborough

2 Bed 2nd Floor Apartment • LE11 1FU • £1,350 pcm • £1,550 Deposit



The Mill, Loughborough

Set in the highest specification development that Loughborough has to offer. This premium, two double bed, unfurnished second floor apartment is soon ready for occupation. In the developers own words "The Mill offers a prestigious collection of luxury apartments with residents gym, communal 'hot desk' area and meeting room, parking, daily concierge service~. This new 'Waterside Village' offers the perfect live, work and play living experience". Exposed beams and the Mills windows speak of the buildings heritage. Underfloor heating throughout. PLEASE NOTE: Photographs, floorplan and video tour are of a similar apartment in the same block.

Lounge / Diner

An elegant living space, open to the kitchen, including a balcony with views of the neighbouring canal. Exposed brickwork and beams complete the look.

Kitchen

A contemporary Pullman kitchen in grey with matching worktop. Hidden away behind the smart cabinets there are all the integrated appliances you'll need including fridge freezer, dual oven, washer-dryer, easy clean hob and a dishwasher. Open plan to the dining and living area.

Master Bedroom

A bright double bedroom with views of the canal, comes with an en-suite shower room.

Bedroom Two

Boasting similar dimensions to the Master Bedroom, this double bedroom also has views of the canal.

Bathroom

This beautiful four piece bathroom comes complete with a separate walk-in "rain shower", heated towel rail, shaving point and underfloor heating. Classic, brick-bond tiling completes the look.

Ensuite

Matching the main bathroom in style, this shower room compliments the Master Bedroom and includes a walk-in shower, sink, and toilet.

Gym

For the use of "The Mill" residents, a high-spec gymnasium.

Parking

Allocated parking available for two spaces with further visitor parking.

Underfloor Heating

Underfloor heating throughout.

Glazing

Modern, good quality, uPVC double glazing.

Energy Performance

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	75 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you are traveling some distance to view. All measurements are to widest point.



Lounge / Kitchen



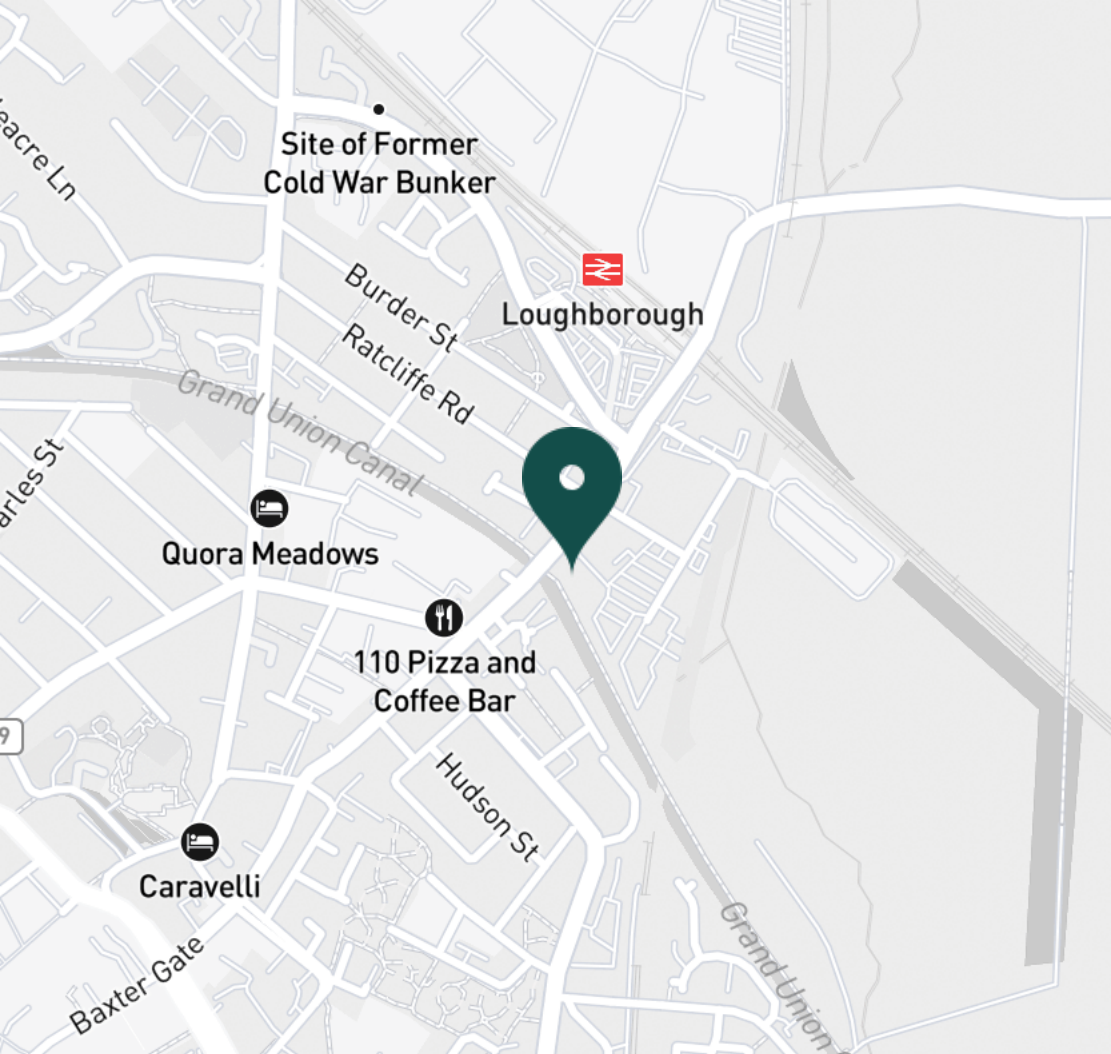
Lounge / Kitchen



Lounge



Lounge



SUPERMARKETS

Tesco Superstore Loughborough	0.7 mi
Marks & Spencer	0.8 mi
Aldi Loughborough	0.9 mi
Lidl Loughborough	1.0 mi
Sainsburys Loughborough	1.0 mi

GYMS

CrossFit Loughborough	0.3 mi
PureGym Loughborough	0.5 mi
Anytime Fitness Loughborough	0.7 mi
Dynamite Gym Ltd	0.7 mi
NPC Performance Centre	0.9 mi

TRAIN STATIONS

Loughborough	0.3 mi
Barrow upon Soar	5.3 mi
Sileby	5.9 mi
Syston	10.1 mi
East Midlands Parkway	10.4 mi

NURSERY SCHOOLS

Cobden Childrens Centre	0.5 mi
Babblebrooke Day Nursery	0.6 mi
Lime Tree Nursery	0.7 mi
Small World Nursery	0.9 mi
Emmanuel PS	1.1 mi

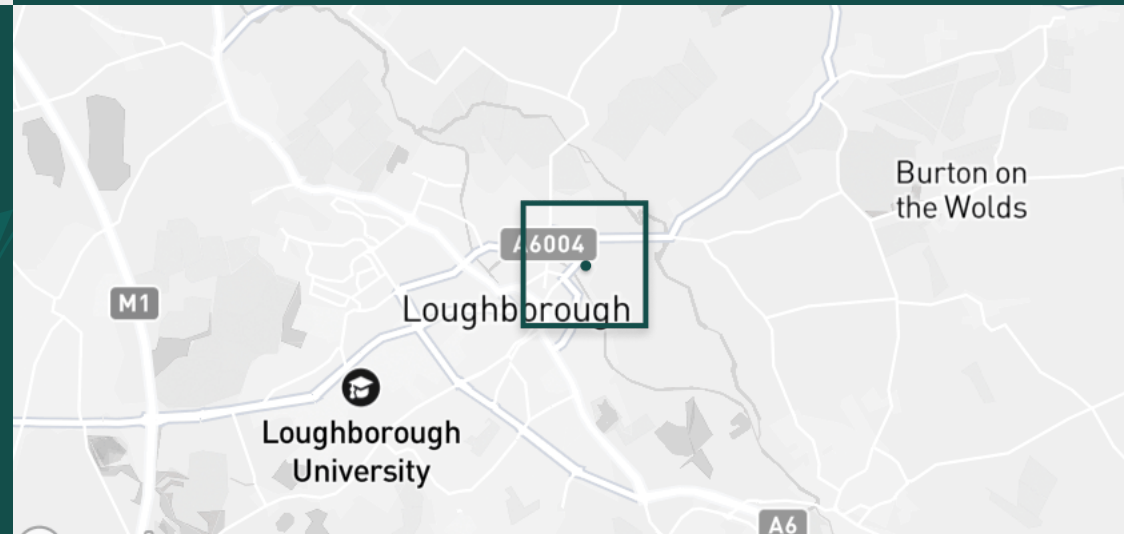
PRIMARY SCHOOLS

Rendell Primary School	0.4 mi
Cobden PS	0.7 mi
Fairfield Preparatory Sch	0.8 mi
St Marys Catholic PS	1.0 mi
Our Lady's Convent Sch	1.2 mi

HIGH SCHOOLS

Limehurst Academy	0.5 mi
Our Lady's Convent Sch	1.2 mi
Loughborough High Sch	1.2 mi
RNIB College Loughborough	1.4 mi
Loughborough Grammar Sch	1.5 mi

Discover
Loughborough



- ✓ Canal Views
- ✓ Concierge Service
- ✓ Two Double Bedrooms
- ✓ Balcony
- ✓ Ensuite
- ✓ Communal Gym





Lounge



Lounge / Kitchen



Kitchen



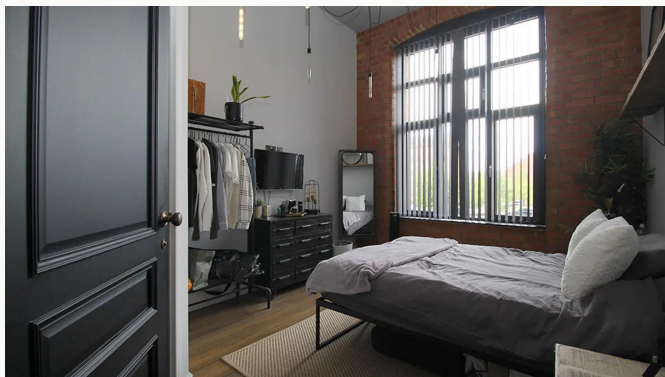
Kitchen



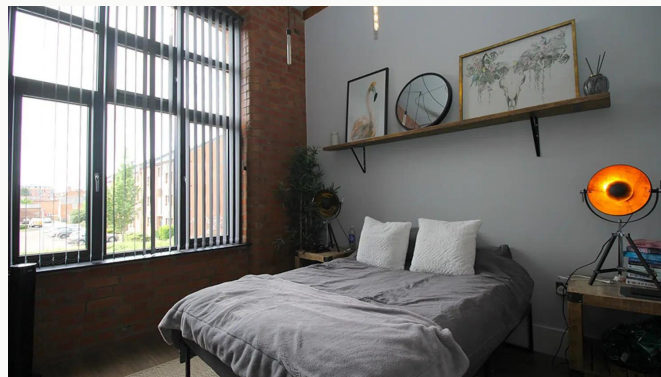
Kitchen



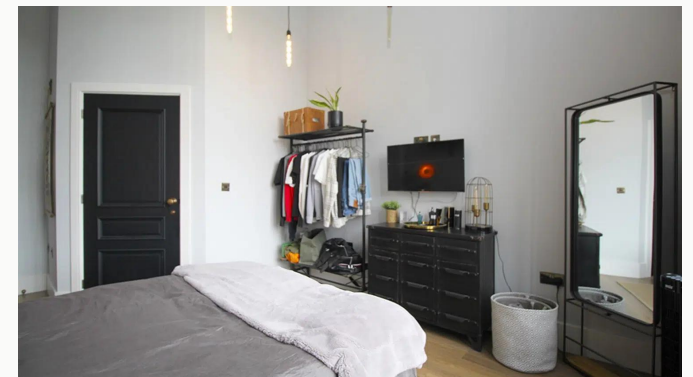
Kitchen



Master Bedroom



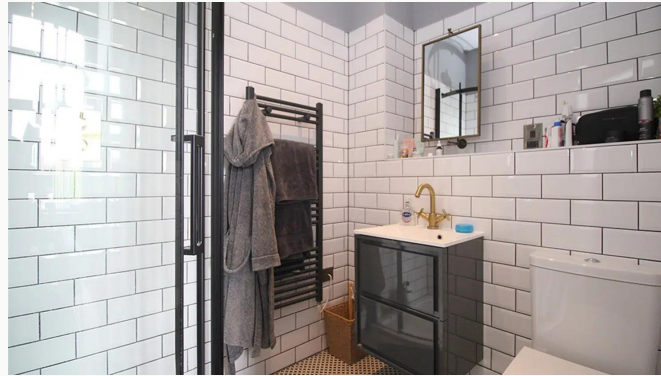
Master Bedroom



Master Bedroom



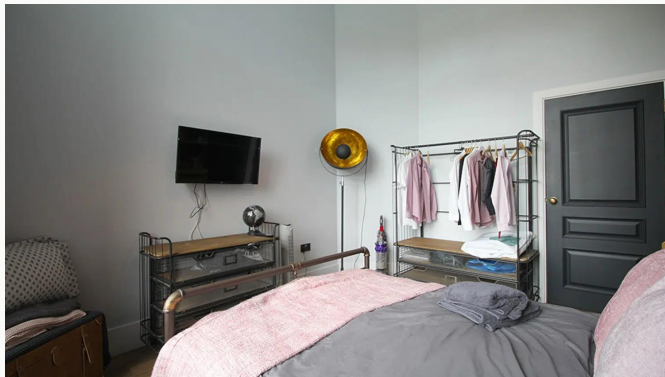
Master Bedroom



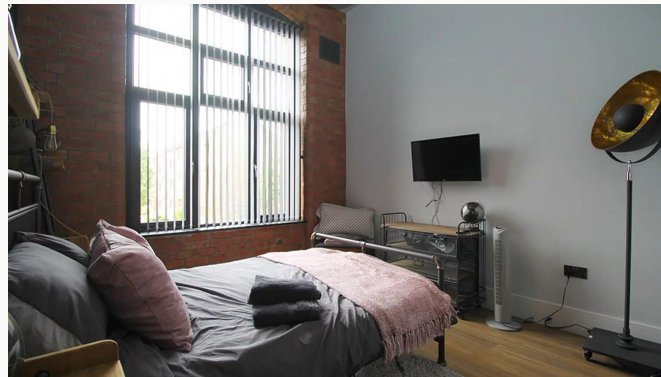
Ensuite



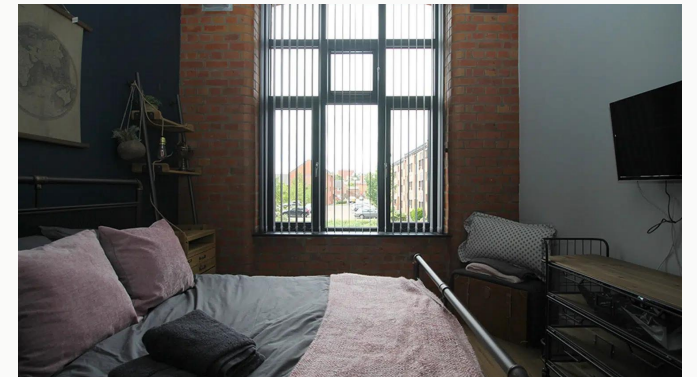
Bedroom Two



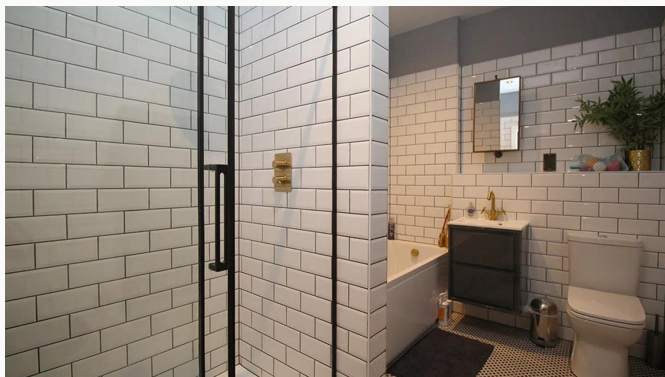
Bedroom Two



Bedroom Two



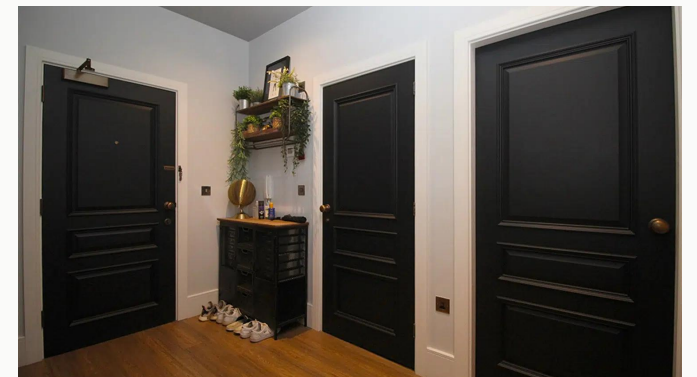
Bedroom Two



Bathroom



Bathroom



Hallway



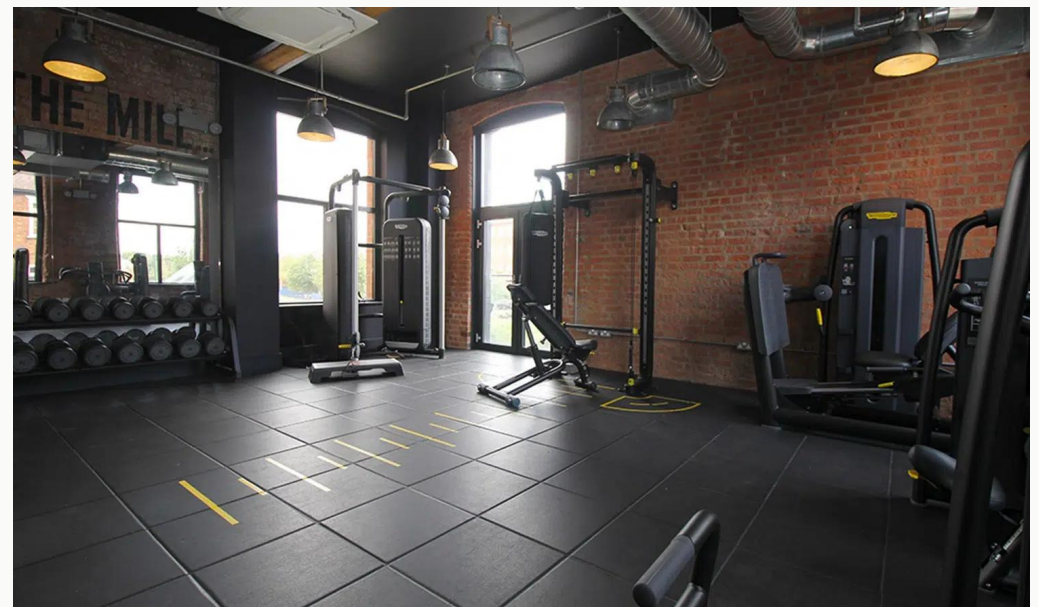
Balcony



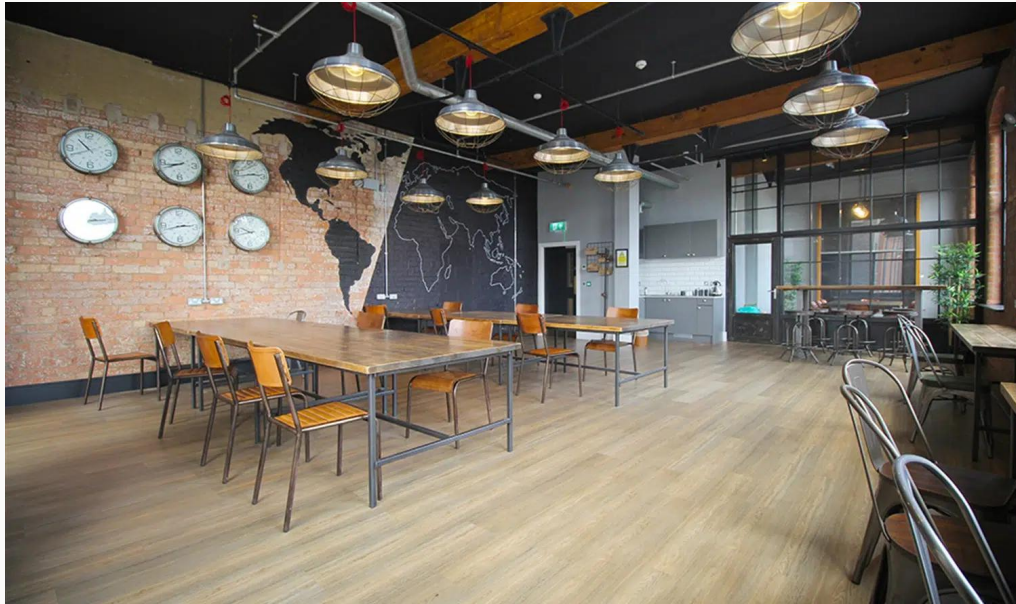
Gym



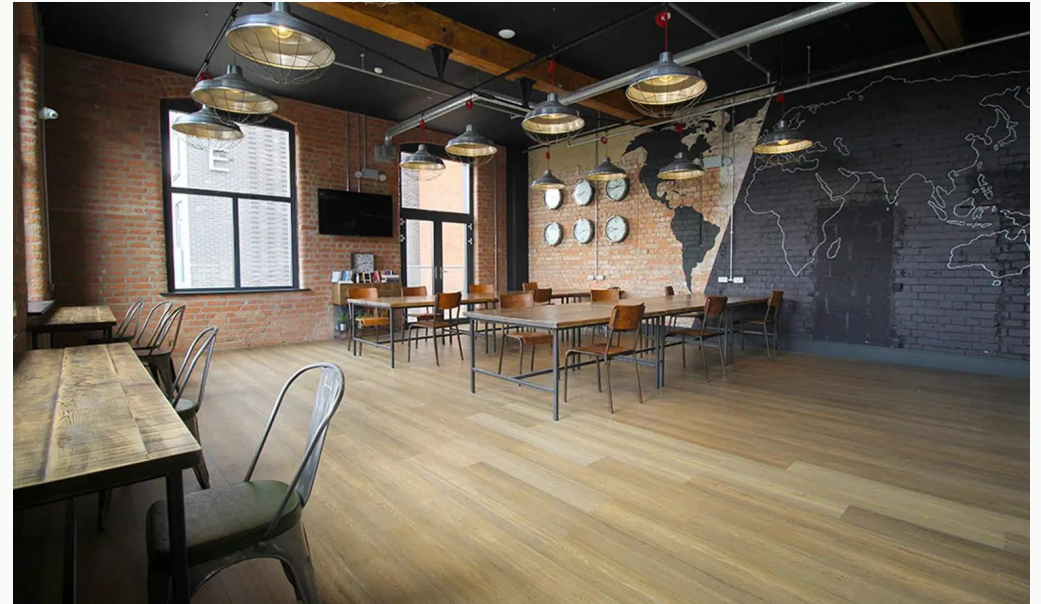
Gym



Gym



Office Area



Office Area



Waterside Village

Available
From 06/12/2025

Comes
Unfurnished

Bedrooms
2

Receptions
1

Bathrooms
2

Parking
Ask Agent

Postcode
LE11 1FU

Rent
£1,350 pcm

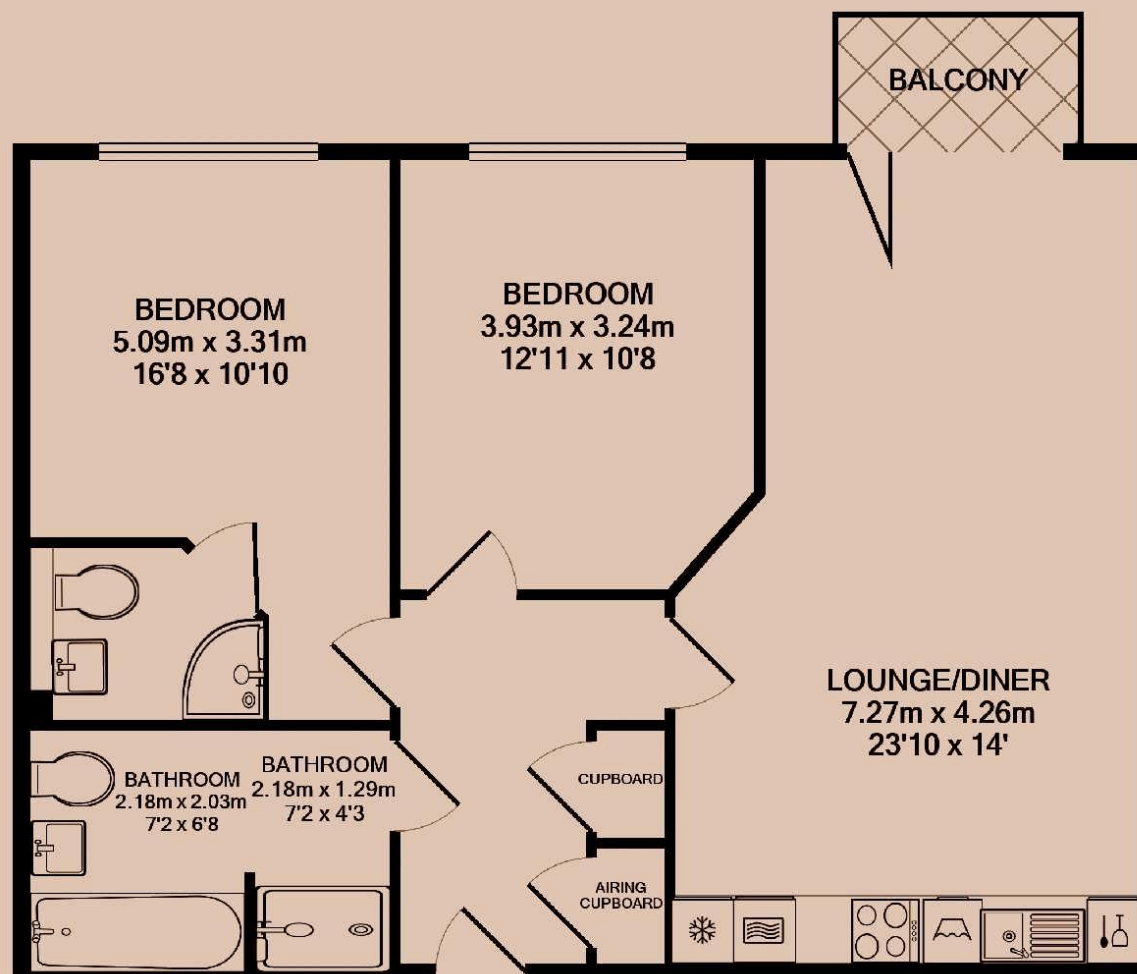
Deposit
£1,550

EPC
75 | C

Council Tax Band
C

ID
#8466

Updated
03/11/2025



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Design and marketing are at the heart of our approach. With most people now looking for property online, we can get our clients' properties in front of as many people as the most prominent national agents. Where we differ is in the quality of our work. We create stunning digital particulars that highlight the individual attributes of every property we market, with videos and floor plans as standard.



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