



**Halkin Street, Leicester, LE4 6JY**

**Offers in excess of £230,000**

**Freehold**

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**Taylor's**

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Est. 1992

£1,500 buyers premium payable upon accepted offer (T&Cs apply)

Three bedroom terraced house

Excellent investment opportunity

Two spacious reception rooms

Upstairs WC

No onward chain

Highly popular location

Downstairs bathroom and WC

Rear courtyard

Please contact Taylors to arrange your visit

### Buyers Premium

### Property description

### Reception Room One

### Reception room two

### Kitchen

### Downstairs bathroom

### Downstairs WC

### Master bedroom

### Bedroom two

### Bedroom three

### Upstairs WC



Three-Bed Home Near Golden Mile | A rare opportunity to personalise your dream home! Enjoy spacious bedrooms, two cosy reception rooms, and the convenience of a bathroom plus upstairs WC. Situated just moments from the Golden Mile, you'll have easy access to shops and local amenities. Cosmetic modernisation needed, offering a blank canvas for your vision. Private garden included | Book a viewing today!

Taylor's are delighted to bring to the market this spacious three bedroom terraced home, situated just off Melton Road and benefitting from no

onward chain. To the ground floor, this house has two reception rooms, a kitchen, WC and bathroom whilst to the first floor there are three bedrooms and a WC.

This would be an excellent investment purchase as it is in need of full modernisation throughout and it would also prove to be a good first home with the new purchaser able to put their own stamp onto the property. This home is available with NO ONWARD CHAIN so please contact Taylor's today to arrange your visit.

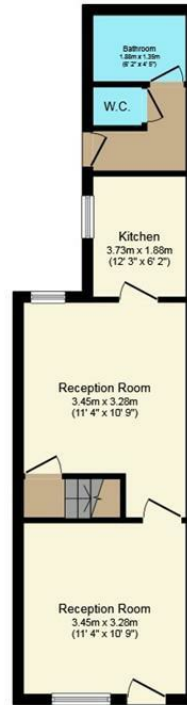
Locally, you'll find a range of shops

and amenities located on Melton Road as well as Leicester City Centre just a short walk/bus journey. The nearest schools are Soar Valley College which has an Ofsted rating of OUTSTANDING, Abbey Mead Primary Academy which has an Ofsted rating of OUTSTANDING and Darul Uloom Leicester which has an Ofsted rating of GOOD.

The nearest places of worship to this home are Shree Hanuman Temple - Salangpur Dham Leicester and BAPS Shri Swaminarayan Mandir, Leicester.







### Ground Floor

Floor area 36.7 sq.m.  
(395 sq.ft.) approx



### First Floor

Floor area 36.7 sq.m.  
(395 sq.ft.) approx

Total floor area 73.5 sq.m. (791 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

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# Taylor's

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Est. 1992