

1a Lutterworth Road, Blaby, Leicester, LE8 4DW
Telephone: 0116 2771777 • Email: lettings@duckletts.co.uk
www.nestestateagents.co.uk

FLOOR PLAN

DIMENSIONS



FIXTURES AND FITTINGS All items in the nature of the vendors fixtures and fittings unless otherwise indicated in these sales details excluded from the sale.
VIEWING Via our office at 1a Lutterworth Road, Blaby, Leicester, LE8 4DW
Telephone: 0116 2771777 • Email: lettings@duckletts.co.uk who will be pleased to arrange an appointment to view. Or visit our website at www.nestestateagents.co.uk
FREE PROPERTY VALUATIONS Looking to sell? Need a valuation?
Excellent area coverage local offices all working together to sell your property. Giving one of the most comprehensive displays in Leicester and County – total coverage for your home.
Call us on 0116 277 2277 for free advice.
OFFER PROCEDURE If you are obtaining a mortgage on this property, one of our qualified mortgage consultants will contact you to qualify the offer on behalf of our vendors.
MONEY LAUNDERING Money laundering regulations 2003 – Intending purchasers will be asked to produce identification documentation, we would ask for your co-operation in order that there will be no delay in agreeing a sale.
These details do not constitute part of an offer or contract.
Measurements are for guidance only and potential buyers are advised to recheck measurements.
Whilst every attempt has been made to ensure the accuracy of the floor plan and details 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 have no guarantee as to their operability or efficiency can be given.

59 Lorraine Road, Leicester, LE2 8ES
£950

OVERVIEW

- Available August
- Well Presented Throughout
- Lounge
- Fitted Kitchen
- Two Bedrooms
- Bathroom
- Enclosed Rear Garden
- Sought After Area
- Viewing Essential
- Epc rating TBC. : Council tax band A

LOCATION LOCATION....

Aylestone offers a fabulous range of amenities including shopping, public houses, restaurants and takeaways. Access to the Motorway links, City Centre and a regular bus service. It was formerly a separate village but the growth of the city has meant that it is now part of the urban area. There are also well regarded Schools within the area.



THE INSIDE STORY

HOW TO APPLY

Due to high demand and to save you time, please email us initially via Rightmove or Zoopla, including the names of all individuals who will be living at the property and your current address and position. We as the property agent will then after consulting with the landlord send you an application form for viewing the property . We aim to respond to all inquiries within 48 hours. Thank you for your cooperation.

