

Room Sizes

Living Room

12'37 x 12'24

Dining Room

12'34 x 12'22

Kitchen

7'97 x 6'91

Utility

7'20 x 3'90

Bedroom One

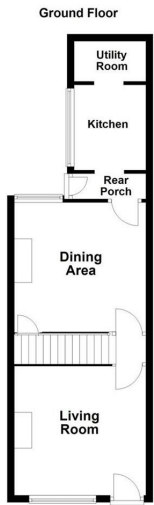
14'21 x 12'34

En Suite Bathroom

11'72 x 7'04

Bedroom Two

14'21 x 12'28



Enderby Road, Whetstone LE8 6JJ

£210,000

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, LE9 1RG

Telephone 0116 2772277 Email sara@nestestateagents.co.uk who will be pleased to arrange an appointment to view. Or visit our website at www.nestestateagents.co.uk

FREE PROPERTY VALUATION Looking to sell? Need a valuation?

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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.

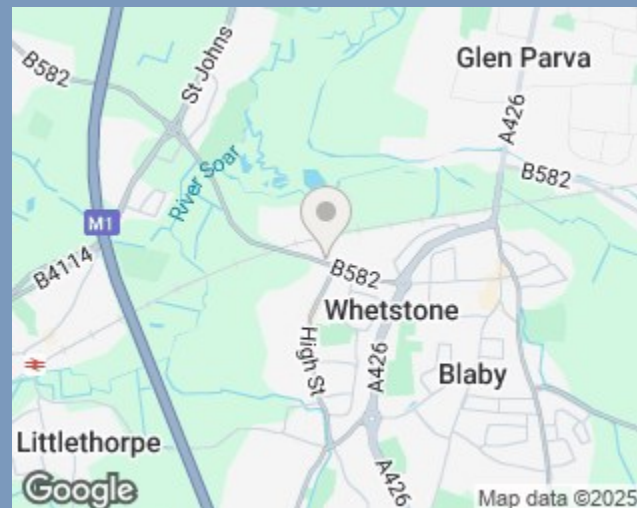
Agents notes - FOR ILLUSTRATIVE & VIEWING PURPOSES ONLY. Whilst every attempt has been taken to ensure the accuracy these property particulars are a guide and must not be relied on. The fixtures, fittings, appliances may not be included and must be negotiated within the terms of the sale. Internal photographs are for general viewing and may differ slightly from the current condition of the property. The position and sizes of doors, windows, appliances and other features are for guidance only. Floor plan for illustration purposes only and is not drawn to scale.

The Story Begins

- Beautiful Traditional Terrace Home
- No Upward Chain
- Off Road Parking
- Two Reception Rooms
- Refitted Kitchen With Utility Area
- Two Double Bedrooms
- Separate Bathroom
- Enclosed Rear Garden & Brick Built Storage
- Awaiting Energy Rating
- Council Tax Band B & Freehold

Location Is Everything

In Whetstone, you will enjoy a lively local community with plenty going on; there is Blaby & Whetstone Boys Club, a golf course, two reputable primary schools, St Peters and Badgerbrook. There are several churches, public houses and a good selection of local shops including a post office, a supermarket, a pharmacy and a dentist. Whetstone is located within a close proximity to the city and the open countryside, with excellent access to the motorway networks and Narborough train station.



Inside Story

This beautifully presented traditional terrace home offers a delightful blend of character and modern living. Built in 1900, this great property would make an ideal first home and is offered to the market without an upward chain.

Entering into the living room a feature fireplace with surround creates a cosy focal point, stepping through into the separate dining room there is an original quarry tiled floor. The heart of the home is the stylishly refitted kitchen, adorned with elegant shaker units with wood effect work surface, stainless steel sink drainer, plumbing for a washing machine and an integrated oven, hob and extractor fan. The kitchen is complemented by a convenient utility area that provides space for a dryer and fridge freezer.

Travelling up to the first floor, you will find two wonderfully spacious double bedrooms, each providing ample room for wardrobes and personal touches. The good-sized bathroom boasts a classic white three-piece suite with neutral tiling ensuring comfort and convenience for all.

Outside, the property benefits from off-road parking, a rare find in such a desirable location. The enclosed rear garden is a true gem, maintained and featuring brick-built storage, as well as access to the rear where further parking options can be found.

