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Room Sizes

Entrance Hallway

Living Room

15x11

Breakfast Kitchen

11'10x8

Conservatory

19'06x11

Bedroom One

13'9x9'07

Bedroom Two

8x7'11

Shower Room

8x6



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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Call us on 0116 2772277 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.
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.

Ulleswater Walk, Oadby, Leicester LE2 4SS

£229,950

The Story Begins

- Ready For A New Owner To Make Their Own
- Spacious Living Room With Sliding Glass Doors
- Conservatory
- Breakfast Kitchen
- Two Bedrooms
- Shower Room
- Enclosed Rear Garden With Patio Area
- Garage & Off Road Parking
- No Upward Chain
- EPC Rating TBC Council Tax Band B

Location Is Everything

Oadby is a small town in Leicestershire, five miles south east of Leicester City centre. The town is famous for Leicester Racecourse, situated on the border between Oadby and Stoneygate, and the University of Leicester Botanical Garden. It is well serviced with a range of shops and public houses along with a good amount of smaller independent shops and grocers etc. The property is also within catchment for some highly regarded and well sought Schooling. There is a regularly serviced bus route from Oadby into Leicester City Centre as well as Market Harborough.



Inside Story

In the desirable area of Oadby, this bungalow on Ulleswater Walk presents a wonderful opportunity for those looking to create their dream home. With two well-proportioned bedrooms, this mid-bungalow offers a comfortable living space that is perfect for small families or couples.

As you enter, you are greeted into the entrance hallway with doors leading to all of your living accommodation. The spacious living room that features sliding doors leading to a delightful conservatory, allowing natural light to flood the space and providing a seamless connection to the outdoors. The conservatory serves as an ideal spot for relaxation or entertaining guests, enhancing the overall appeal of the property. The kitchen is fitted with an array of wall and base units, space for all of your appliances and room for a small breakfast table and chairs.

The bungalow also includes a shower room, catering to your everyday needs.

Outside, you will find an enclosed rear garden, perfect for enjoying the fresh air and creating a private outdoor retreat. Additionally, the property benefits from parking and a garage, providing ample space for your vehicles and storage needs.

While the property is in need of renovation, it offers a blank canvas for you to personalise and modernise according to your taste and style.

This bungalow is situated in a sought-after area, making it an attractive option for those looking to invest in a property with great potential. With a little imagination and effort, this home could be transformed into a stunning residence in a lovely neighbourhood. Don't miss the chance to make this property your own.

