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Room Sizes



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?
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 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.

Broughton Road, Croft, Leicester LE9 3EA

£210,000

The Story Begins

- Plot of land for sale
- Planning Permission for detached four bedroom home
- In a village location

Location Is Everything

Discover the village of Croft. Nature enthusiasts will benefit from the scenic Croft Quarry Nature Trail, a dog walker's paradise that offers breathtaking views stretching for miles. For those who commute, Croft is conveniently situated with excellent access to motorway networks, Narborough Train Station, and the city center. Residents enjoy a variety of local amenities, including a School, the Heathcote Arms pub, and a convenient local store, providing everything needed for comfortable village living. A lovely place to live.



Inside Story

Exceptional Land Opportunity with Planning Permission for a Four-Bedroom Executive Home. Dream of building your own home, we have a wonderful opportunity. This exceptional parcel of land for sale, ideally situated in a highly sought-after location. This generous plot comes with approved outline planning permission for a four-bedroom executive detached family home, allowing you to realise your vision without delay. Covering approximately 422 square meters, this land provides an unparalleled development opportunity for both ambitious developers and discerning investors. For further details or to schedule a viewing, please contact us today. This opportunity is as exceptional as it is unique.

Link for planning: <https://pa.blaby.gov.uk/online-applications/applicationDetails.do?keyVal=RW8S31CYGAP00&activeTab=summary>