



St. Columba Way, Leicester, LE7 1RP



Part of  
**SHELDON  
BOSLEY  
KNIGHT**  
LAND AND  
PROPERTY  
PROFESSIONALS

# Property Description

A TWO bedroom mid terrace house with a GARAGE & TWO DRIVEWAYS. This beautifully presented property comprises of: Entrance hall, kitchen, living room (all with Amtico flooring). First floor landing, two double bedrooms and family bathroom.

Outside: Resin bound driveway to the front of the property and additional tarmac driveway to the side/rear of the property leading to single detached garage. Well kept enclosed garden to the rear aspect.

Offered for sale with no upward sales chain, don't miss the opportunity to purchase this property, perfect for first time buyers or buy to let investors.





## Key Features

- Beautifully Presented Mid Town House
- Two Double Bedrooms
- Ideal First Time Buy or Investment Opportunity
- Two Driveways & Detached Single Garage
- Well Kept Enclosed Rear Garden
- UPVC Double Glazing & Gas Fired Central Heating
- Popular Syston Location
- No Upward Sales Chain
- EPC - TBC

**Offers Over  
£210,000**

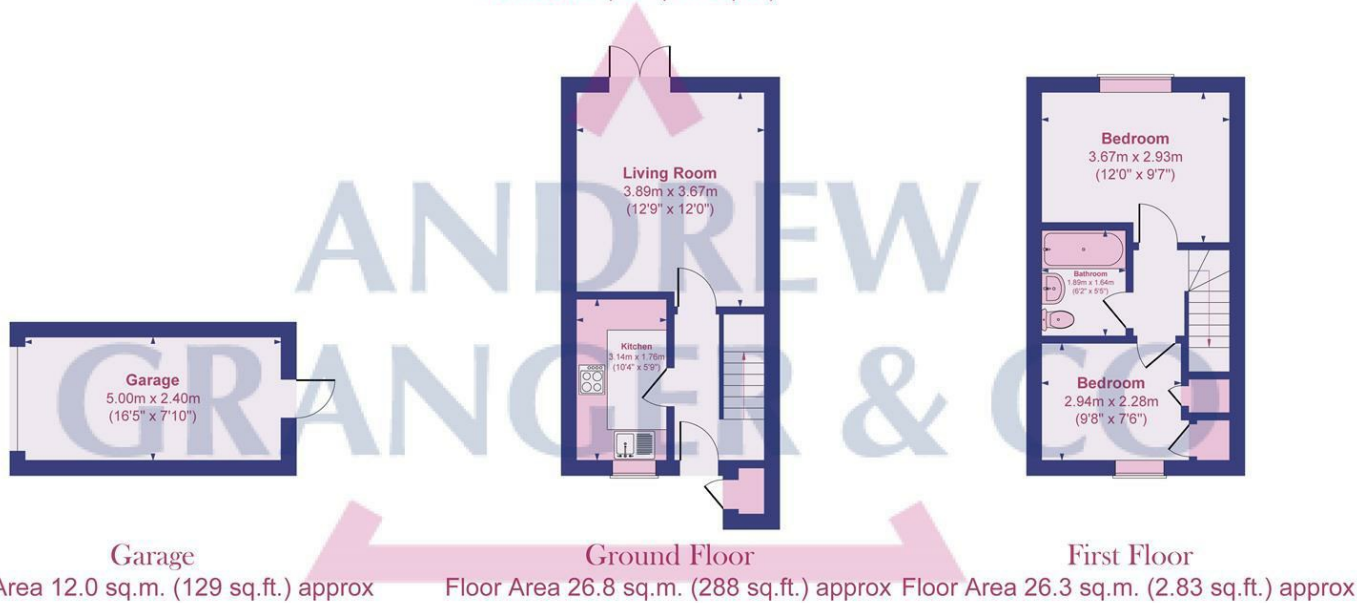


**Approximate Gross Internal Area**

53.1 sq. m. (572 sq. ft.)

Garage At 12.0 sq. m. (284 sq. ft.)

Total 65.1 sq. m. (701 sq. ft.)



Not to scale, for layout reference only. All Measurements are Approximate  
Produced by As built Energy Surveys for Andrew Granger & Co orders@asbuiltenergysurveys.co.uk



EPC Rating - C

Tenure - Freehold

Council Tax Band - B

Local Authority  
Charnwood

We routinely refer clients to both our recommended Legal Firm and a panel of Financial Services Providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee



To view this property please contact our Leicester (AG) office on 01162 429922



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