



Victoria Street, Fleckney, LE8 8AZ

**ANDREW
GRANGER & CO**

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**SHELDON
BOSLEY
KNIGHT** LAND AND
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Property Description

A well presented two bedroomed end of terrace period village home situated in this popular south Leicestershire village benefitting from gas radiator central heating and double glazed windows. The accommodation comprises of two reception rooms, kitchen and ground floor bathroom with fitted modern suite. On the first floor there are two double bedrooms. Externally, there is car standing to the side and a garden which is separated into 2 segments with a gravel patio area with a pedestrian right of way in favour of the neighbouring property, hard landscaped area with raised beds.

Fleckney is a village lying just off the A6 to the south of Leicester city centre with a good range of local amenities including shops, post office, primary school, doctor's surgery, library, churches, public houses and restaurants. More comprehensive shopping facilities can be found in the nearby centres of Market Harborough, Oadby and Leicester.



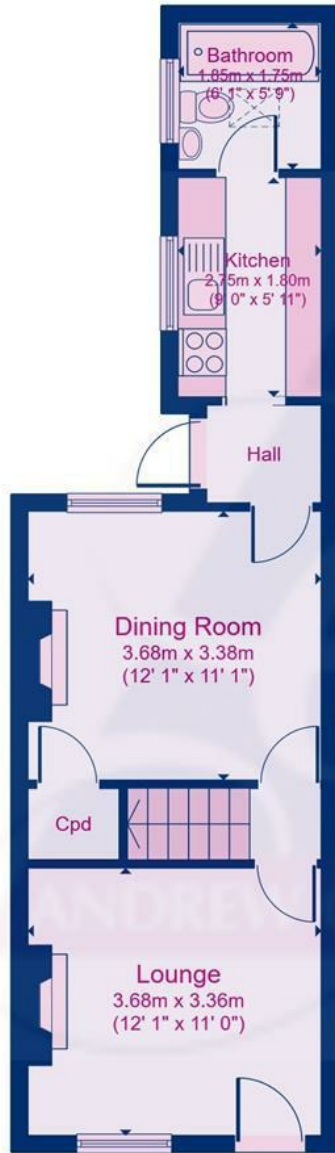


Key Features

- Village Location
- Two reception Rooms
- Kitchen
- Modern Bathroom Suite
- Two Double Bedrooms
- Garden Separated into Two Areas with Gravelled Area and Hard Landscaping
- Enclosed Rear Garden
- Car Standing To the Side

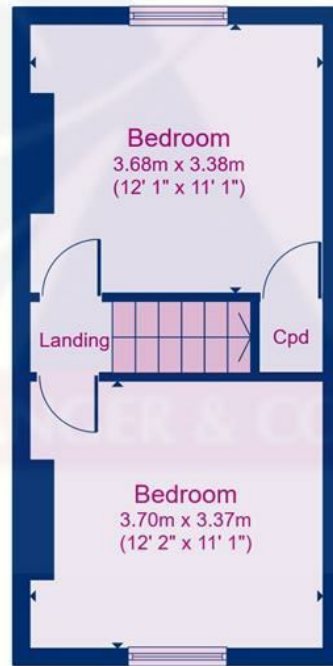
Price Guide
£245,000





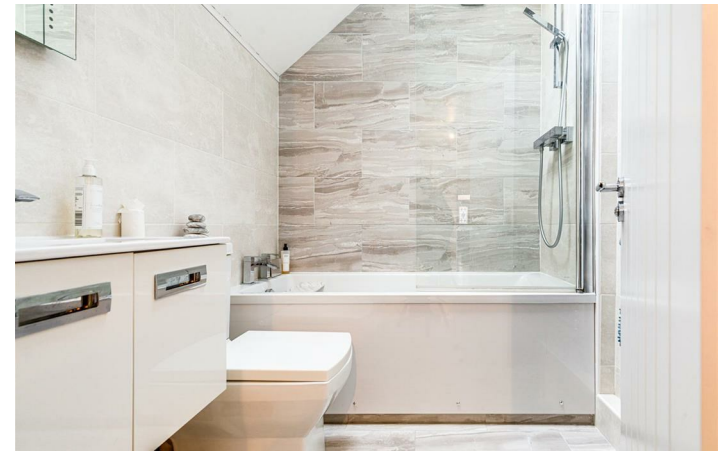
Ground Floor

Floor area 39.3 sq.m. (424 sq.ft.) approx



First Floor

Floor area 28.8 sq.m. (310 sq.ft.) approx



EPC Rating - D

Tenure - Freehold

Council Tax Band - B

Local Authority
Harborough District Council

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

Floor plans are for identification purposes only. All measurements are approximate.
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To view this property please contact our Market Harborough (Sales) office on 01858 431315

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