



**Connells**

Brompton Road  
Hamilton LEICESTER





### Property Description

Located in the sought after postcode of LE5 the property is conveniently placed for access to the City Centre and the surrounding areas. Its popularity is further enhanced by its close proximity towards various amenities, shops and schools. The property comprises of a downstairs bathroom, Dining Room, Utility Room and a bedroom on the ground floor. To the first floor there is a landing which leads towards a good sized living room and the kitchen. The Second Floor comprises of two double bedrooms both with en suites. There is also a good sized garden to the rear of the property. Off Street parking is available with a garage.

With a bath, sink and tiles

### Bedroom Two

A double bedroom with a radiator, window and a carpet. The bedroom also benefits from an En Suite with a shower, toilet and a sink

### Bedroom Three

A double bedroom with a radiator and a window

### Lounge

With a radiator, two windows and a carpet

### Kitchen

With tiles, lino flooring, two windows and a radiator

### Utility Room

With a sink, radiator and a window

### Bedroom One

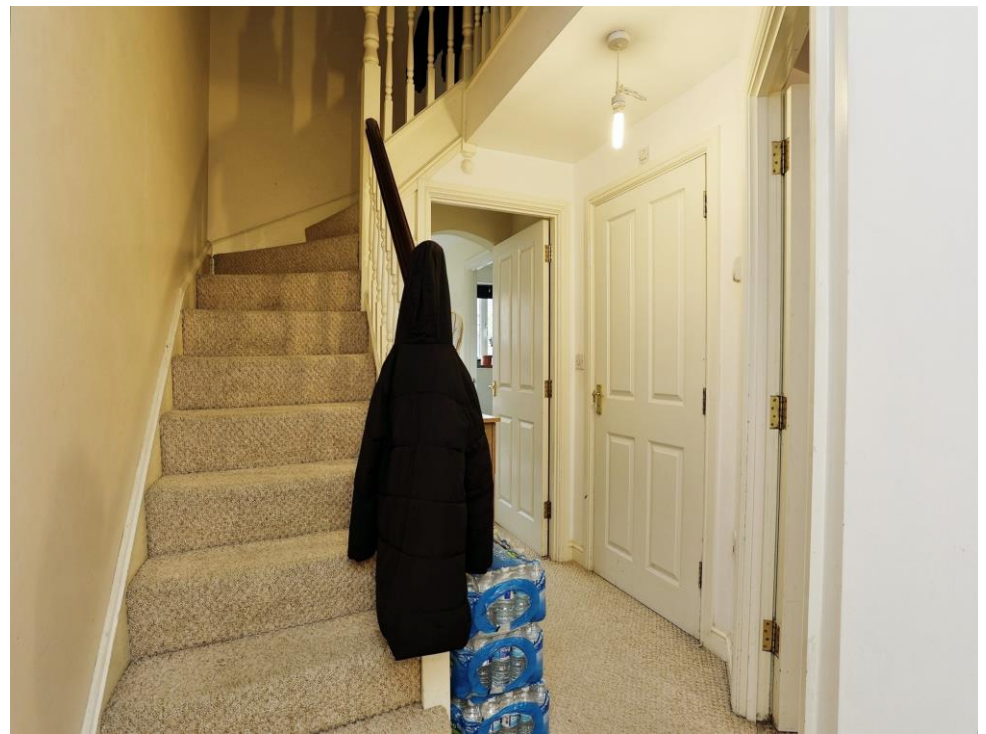
A double bedroom with carpet and a window

### Bathroom



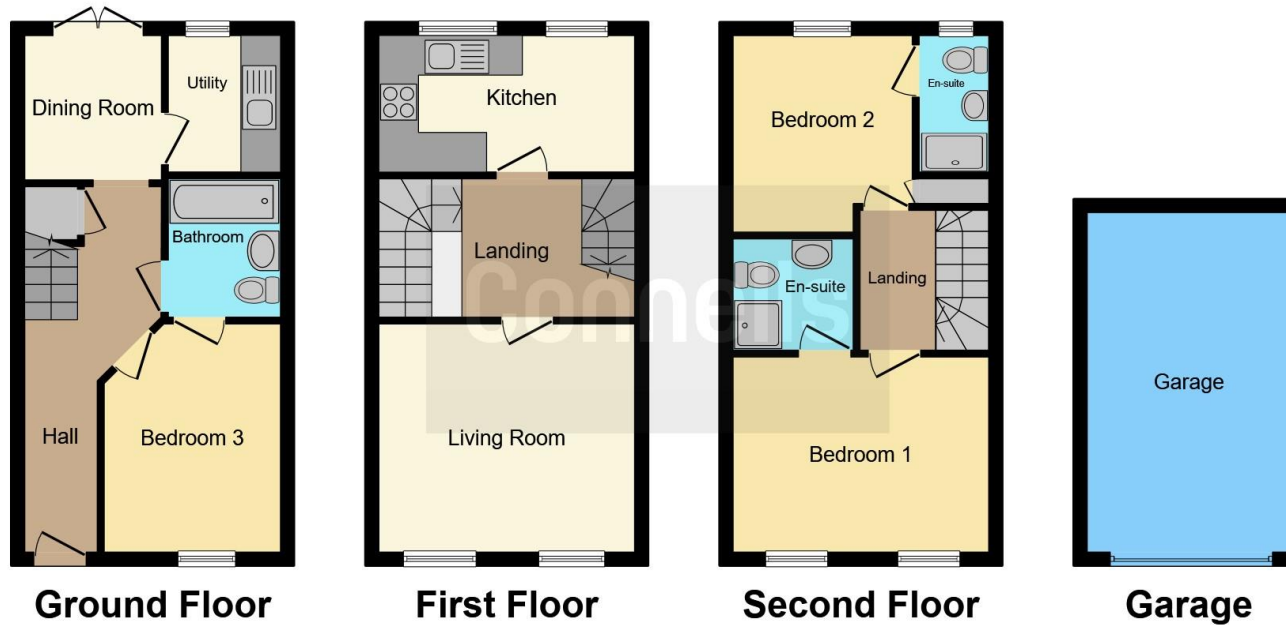












This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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**EPC Rating: C**

Tenure: Freehold

**view this property online [connells.co.uk/Property/LTR321665](http://connells.co.uk/Property/LTR321665)**



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