



Connells

Cross Keys Green
Leicester



Property Description

Located in the very sought after area, within close proximity to places of worship, local shops and surrounding areas including Scraftoft and Thurnby.

As you enter the property you welcomed by a cosy hallway leading to spacious lounge & kitchen/diner.

The first floor provides three bedroom and a family bathroom.

Externally, there is a good-size driveway to the front & low maintenance rear garden with an acces from the side of the house as well as kitchen having a lawn and patio areas & shed storage.

Ground Floor

Lounge

13' 8" x 16' 2" (4.17m x 4.93m)

Having a carpet floor, radiators, gas fireplace & window to the front

Kitchen/Dining Room

16' 8" x 10' 3" (5.08m x 3.12m)

Fitted with a range of wall and base units, sink unit, plumbing for dishwasher and washing machine, radiator & access to the rear garden

First Floor

Bedroom 1

10' 4" x 13' 4" (3.15m x 4.06m)

Having a carpet floor, radiator, fitted wardrobe & window to the rear

Bedroom 2

10' 3" x 9' 2" (3.12m x 2.79m)

Having a carpet floor, radiator & window to the front

Bedroom 3

7' 6" x 10' 2" (2.29m x 3.10m)

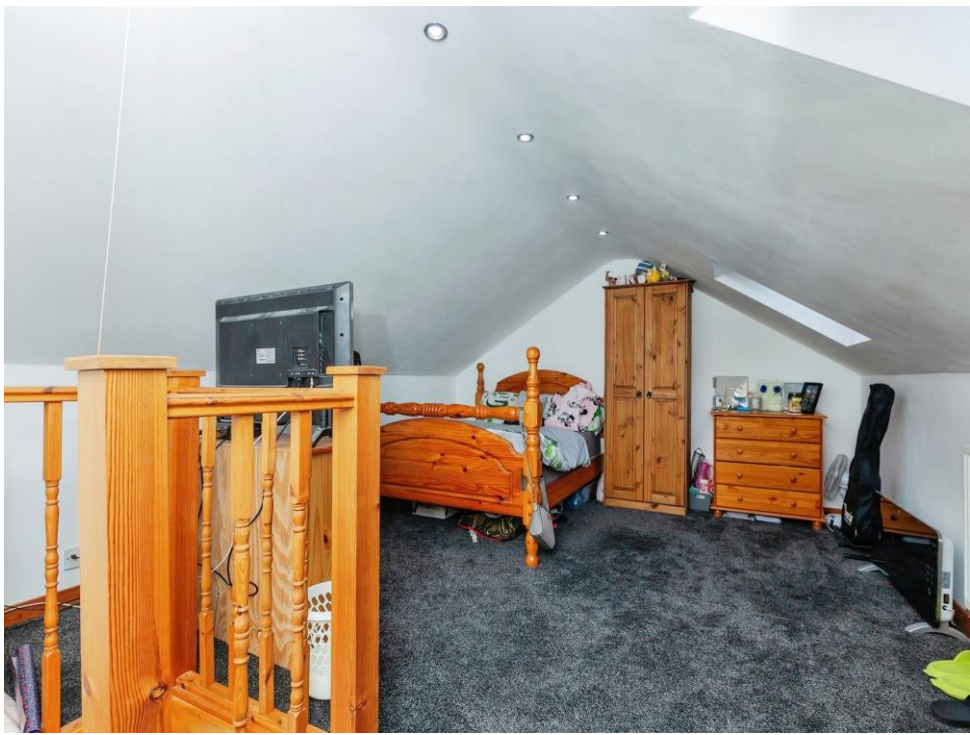
Having a carpet floor, radiator & window to the front

Bathroom

7' 4" x 5' 6" (2.24m x 1.68m)

Fitted with a bath with shower over, wash hand basin, toilet & towel radiator









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

T 0116 262 0022
E leicester@connells.co.uk

22-24 Halford Street
 LEICESTER LE1 1JB

EPC Rating: C

view this property online connells.co.uk/Property/LTR322442

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: LTR322442 - 0005