



Connells

Glazebrook Road
Leicester



Property Description

****Three Bedroom Semi-Detached Family Home with Excellent Potential for Modernisation****

Situated in a popular residential area, this three-bedroom semi-detached home offers generous living space and fantastic scope for modernisation to suit your own style.

The property features a bright and airy living room that flows seamlessly into a spacious kitchen/diner-ideal for family life and entertaining. A practical utility room and a downstairs WC add to the convenience. Upstairs, you'll find three well-proportioned bedrooms and a family bathroom with a shower, offering comfortable accommodation for growing families or those needing extra space to work from home.

Outside, the property benefits from a driveway providing off-road parking for two vehicles, a garage for additional storage or potential conversion (subject to planning), and a private, low-maintenance rear garden perfect for relaxing or outdoor dining.

Call today for this great opportunity to create a modern family home in a sought-after location!

Entrance Porch

The property is accessed via an enclosed double glazed porch which leads straight into the living room having a separate hall with staircase ascending to the first floor accommodation.

Living Room

12' 1" x 17' 7" (3.68m x 5.36m)

Located to the front aspect of the property is a bright and airy living room with potential for modernisation. Having a gas fireplace, fitted carpet, understairs storage cupboard and window overlooking the front garden.

Kitchen/Diner

8' 6" x 21' (2.59m x 6.40m)

Open to the living room is a spacious kitchen/diner fitted with a range of wall and base units, complemented by contrasting worktops, an integrated gas hob with extractor and separate oven/gill, undercounter space for fridge, stainless steel sink with mixer taps and drainer, tiled flooring and a window overlooking rear garden. The diner is fitted with carpet and has French doors opening out to the rear garden.

Utility Room

17' 8" x 8' 7" (5.38m x 2.62m)

Spacious utility room that can be accessed via the kitchen/diner, as well as having its own private entrance, having built-in storage solutions and an access door to the rear garden.

Cloakroom

Accessed via the utility is a convenient ground floor cloakroom comprising of a low level wc, wash hand basin and window to the side elevation.

First Floor Landing

Carpeted staircase with window to side elevation, skylight, access to a boarded and insulated loft space, doors off to all three bedrooms and the family bathroom.

Bedroom One

13' 5" x 8' 6" (4.09m x 2.59m)

Master bedroom with window to front elevation, radiator and fitted cupboards and carpet.

Bedroom Two

12' 1" x 10' 6" (3.68m x 3.20m)

Double bedroom located to the rear aspect of the home, having a window overlooking the rear garden, radiator, fitted wardrobe and carpet.

Bedroom Three

9' 2" x 8' 6" (2.79m x 2.59m)

Single bedroom located to the front aspect of the home, having a window overlooking the front garden, radiator and fitted carpet.

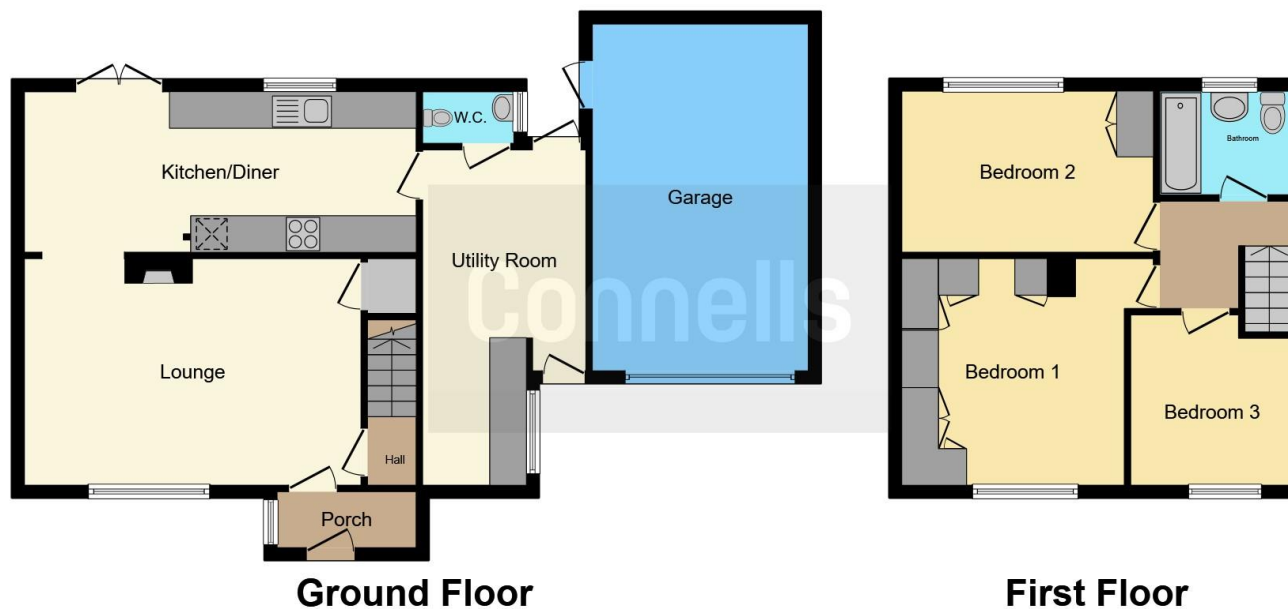
Bathroom

Family bathroom located to the rear aspect with potential for modernisation. Comprising of a fitted bath, wash hand basin, wc and partially tiled splashbacks to walls, having radiator and window to rear elevation.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: D Council Tax
 Band: A

Tenure: Freehold

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