



Connells

Preston Close
Wigston

Preston Close Wigston LE18 3AG

for sale offers in excess of
£400,000



Property Description

Wigston is approx. 4 miles south of the city of Leicester with Oadby being a mile to the east and to the west is South Wigston. There are local shops and schools, leisure centre with swimming pool, pubs and has transport links to Leicester city centre.

This three storey property is being presented to the market in the sought after location of Wigston. Located on a spacious corner plot the property benefits four bedrooms, a detached garage and off road parking making an ideal family home. Call to view.

Entrance Hall

With a double glazed door to the front of the property, two storage cupboards, stairs rising to the first floor and central heating radiator.

Cloakroom

There is a wc, central heating radiator and double glazed window to the rear of the property.

Lounge

16' 1" x 10' 2" (4.90m x 3.10m)

With two double glazed windows to the front of the property, double glazed window to the side of the property, central heating radiator and tv point.

Kitchen

16' 1" x 11' 1" (4.90m x 3.38m)

Fitted with wall and base units, work surfaces housing the stainless steel sink drainer, electric oven, gas hob with cooker hood over, plumbing for a washing machine and dish washer, central heating boiler, central heating radiator, double glazed windows to the front and rear of the property and doors leading out to the rear garden.

First Floor Landing

With stairs rising from the ground floor, airing cupboard and double glazed window to the rear of the property.

Bedroom One

10' 11" x 10' 4" (3.33m x 3.15m)

With double glazed windows to the front and side of the property, built in wardrobes, tv point and central heating radiator.

En-Suite

There is a shower cubicle, wash hand basin, wc, extractor fan, central heating radiator and double glazed window to the side of the property.

Bedroom Four

10' 6" x 10' 4" (3.20m x 3.15m)

With double glazed windows to the front and side of the property and central heating radiator.

Bathroom

There is a bath with mixer taps and shower over, wash hand basin, wc, partly tiled walls, central heating radiator and double glazed windows to the side of the property.

Second Floor:

Bedroom Two

13' x 11' 1" (3.96m x 3.38m)

With double glazed windows to the front and side of the property, central heating radiator and cupboard space in the eaves.

En-Suite Shower Room

There is a shower cubicle, wash hand basin, wc and extractor fan.

Bedroom Three

12' 11" x 10' (3.94m x 3.05m)

With double glazed windows to the front and side of the property, central heating radiator and loft access.



Outside

There is a driveway providing off road parking and leads to the garage.

The rear garden has a lawn, two patio areas and wall and fenced borders.

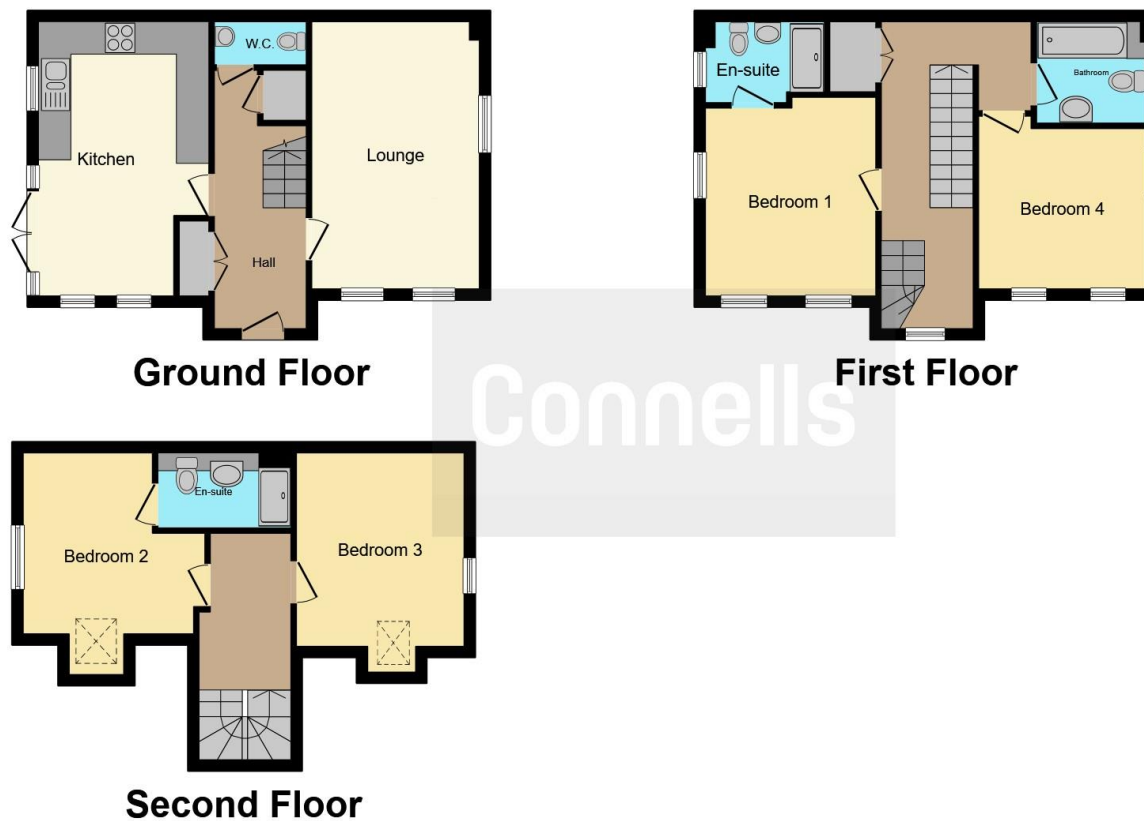
Single Garage

With an up and over door, power and lighting.









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

To view this property please contact Connells on

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8-10 Leicester Road BLABY
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EPC Rating: B Council Tax
 Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/BLA309619



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