



Connells

Factory Road
Hinckley



Property Description

Located in a well-established residential area of Hinckley, offers a convenient and well-connected setting, ideal for families, professionals, or investors. With easy access to local amenities, transport links, and green spaces, this location provides both comfort and practicality.

Hinckley town centre is just a short walk away, offering a variety of supermarkets, independent shops, cafes, and restaurants. The Crescent Shopping Centre enhances the town's retail and leisure options, featuring a cinema, gym, and popular dining venues. Essential services such as banks, pharmacies, and medical facilities are also within easy reach.

Transport links are excellent, with Hinckley railway station providing direct services to Leicester, Birmingham, and beyond. The A5, M69, and M1 motorways offer easy road connections to Coventry, Nuneaton, and Leicester, making it an ideal location for commuters.

For outdoor enthusiasts, nearby parks and green spaces, including Hollycroft Park and Burbage Common, offer fantastic opportunities for walking, cycling, and relaxation. The area is also home to well-regarded schools, making it a great choice for families.

Lounge

13' 8" x 13' (4.17m x 3.96m)

With tiled fireplace, radiator and bay-window to the front.

Dining Room

13' x 11' 2" (3.96m x 3.40m)

With tiled fireplace, radiator and door and stairway to first floor.

Kitchen

12' 8" x 6' 5" (3.86m x 1.96m)

Fully fitted kitchen with an access to the rear.

Bedroom 1

13' x 11' 6" (3.96m x 3.51m)

With carpet floor and window to the front.

Bedroom 2

11' 2" x 10' (3.40m x 3.05m)

With carpet floor and window to the rear.

Bathroom

12' 8" x 6' 5" (3.86m x 1.96m)

Having a bath, wash hand basin, toilet and built-in unit.

Outside

There is a shared pedestrian access to the rear of the property. Attached to the rear of the house is a brick built WC, beyond which is a long fenced and hedged rear garden.









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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88 Castle Street
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EPC Rating: D

Tenure: Freehold

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