



Connells

Digby Close
Tilton On The Hill Leicester



Property Description

This five bedroom home is offered to the market with no onward chain. The property itself is requiring modernisation and improvements throughout. Accommodation is found set over two floors and the home further benefits from off-road parking and integral single garage to the front elevation and to the rear there is an enclosed garden.

Entrance Hall

The front door gives access to an entrance hall. The entrance hall has a door to the rear elevation providing access to the rear garden, a door which provides access into the integral garage and further to this additional door which provides access to the homes in a lobby. The inner lobby has stairs that rise to the first floor landing and doorways which give access through to all ground floor accommodation.

Living Room

20' 11" x 9' 10" (6.38m x 3.00m)

To the front elevation, there is a sitting room which benefits from dual aspect windows to both the front and side elevations, this room also benefits from a feature fireplace.

Dining Room

14' 9" x 8' 4" (4.50m x 2.54m)

The dining room has doors to the rear elevation providing access to the rear garden.

Kitchen

12' 6" x 7' 8" (3.81m x 2.34m)

The kitchen comprises of a range of base and eye level units with a complimentary worktop over, there is a window to the rear elevation giving a view over the garden beyond and a additional door which gives access to the entrance hall.

Bedroom One

14' 2" x 8' (4.32m x 2.44m)

Bedroom number one is a double bedroom with a window to the front elevation and fitted storage cupboard.

Bedroom Two

14' 2" x 9' 10" (4.32m x 3.00m)

Bedroom number two is found to the front elevation of the home and benefits from a window to the front elevation.

Bedroom Three

11' 11" x 9' 10" (3.63m x 3.00m)

Bedroom number three is also located to the front elevation of the home with the window giving of view over the fore garden.

Bedroom Four

11' 11" x 7' 8" (3.63m x 2.34m)

Bedroom number four is located to the rear elevation and has a view over the garden beyond.

Bedroom Five

5' 10" x 4' 10" (1.78m x 1.47m)

Bedroom number five is a small bedroom which would make ideal use as a home office.

Bathroom/Toilet/Shower Room

The family bathroom comprises of a panelled bath and wash hand basin and separate to this, within a separate room, is the WC and also located within a separate room is the shower.

Outside

To the front of the property there is a garden which has a gravel driveway providing off-road parking for several vehicles and also giving access to the homes in integral garage. Further to this, there is an area which has been laid to lawn with some mature shrubs and planting dispersed throughout. To the rear of the home there is an enclosed garden which in the main is laid to lawn.

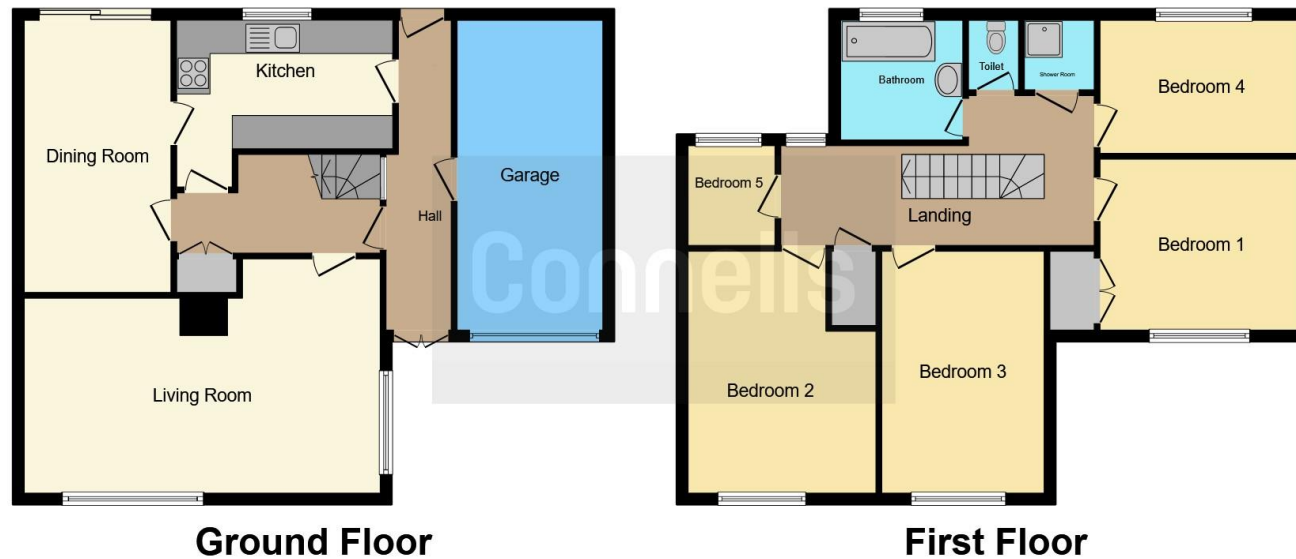
Agent's Note

The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential timeframes involved.









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: Awaiting

Tenure: Freehold

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