

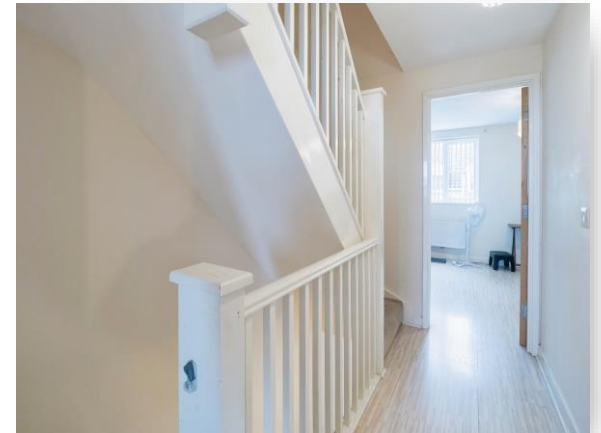


Harleston Close, Leicester LE5 2JF

welcome to

Harleston Close, Leicester

A five bedroom mid terraced offering an entrance hall, lounge, kitchen/dining room, five bedrooms, three en-suites and a family bathroom. To the front of the property is off road parking. To the rear of the property is an easy to maintain garden laid with slabs.



Entrance Hall

Door to the front and radiator.

Kitchen / Dining Room

11' 9" x 14' 11" (3.58m x 4.55m)

Fitted kitchen comprising of wall and base units with work surfaces over, sink drainer unit, radiator, integrated double oven, hob, dishwasher, washer/dryer, fridge and freezer. Window to the rear and patio door to the rear.

Bedroom One

10' 7" x 8' (3.23m x 2.44m)

Window to the front, radiator and storage cupboard housing the combi boiler.

En-Suite

With shower cubicle, WC, hand wash basin and towel rail.

First Floor Landing

With stairs rising from the ground floor, stairs rising to the second floor and radiator.

Lounge

18' 5" x 14' 10" (5.61m x 4.52m)

Two windows to the rear and two radiators.

Bedroom Two

10' 3" x 14' 11" (3.12m x 4.55m)

Two windows to the front and radiator.

En-Suite

With shower cubicle, WC, hand wash basin and towel rail.

Second Floor Landing

With storage cupboard and radiator.

Bedroom Three

10' 2" x 14' 10" (3.10m x 4.52m)

Two windows to the front and radiator.

En-Suite

With shower cubicle, WC, hand wash basin and towel rail.

Bedroom Four

13' 5" x 8' (4.09m x 2.44m)

Window to the rear, radiator and loft access.

Bedroom Five

11' 1" x 6' 5" (3.38m x 1.96m)

Window to the rear and radiator

Family Bathroom

Bath with shower over, WC, hand wash basin and towel rail.

Front & Rear Of Property

To the front of the property is off road parking. To the rear of the property is an easy to maintain garden laid with slabs.

Agents Note

The vendor has advised that they pay £70 per quarter management/service charges. Any prospective buyer is advised to clarify this information with their legal representative.



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welcome to

Harleston Close, Leicester

- Mid Terrace
- Five Bedrooms
- Three En-Suites Plus Family Bathroom
- Rear Garden
- ORP

Tenure: Freehold EPC Rating: B

offers over

£320,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
LHS119344 - 0003

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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