



George Street, LOUGHBOROUGH

welcome to

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****FOR SALE**** this two-bedroom mid terraced property located within the town of Loughborough. An ideal property for an investor or first-time buyer! Internal viewing is recommended to appreciate the accommodation on offer.

Lounge

The lounge has single glazed sash windows, coving to the ceiling, carpeted flooring, a radiator and a coal effect fireplace.

Kitchen

The kitchen is fitted with a range of base and wall mounted units with work surfaces over, stainless steel sink with drainer, space for a gas hob and fridge freezer, vinyl flooring, shelving and a upvc double glazed window to the side elevation.

Ground Floor Shower Room

The ground floor shower room has tiled walls and is fitted with a three-piece suite comprising of shower, hand wash basin and a low level wc. The shower room also has an extractor fan and a double glazed upvc window to the side elevation.

First Floor Landing

The first-floor landing has stairs rising from the ground floor, .

Bedroom One

Bedroom one has sash windows to the front elevation, a feature fireplace, carpeted flooring and a radiator.

Bedroom Two

Bedroom two has carpeted flooring, a sash window to the rear elevation, a radiator and a loft hatch accessing the loft with a pull-down loft ladder, which is boarded and has a Velux window.

Bedroom Three

Bedroom three is located on the second floor, is accessed via a ladder, has laminate flooring, a Velux window and a radiator.

Bathroom

The bathroom has a three-piece suite that comprises of panel bath with shower over, hand wash basin and low level wc. The bathroom has wooden flooring, a window to the rear elevation and a storage cupboard.

Outside

To the front of the property there is on street parking. To the rear there is a shared access alley way leading to a paved courtyard and a rear garden that is fenced to boundaries.





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George Street, LOUGHBOROUGH

- Mid Terraced Property
- Student Triangle
- Two Well Proportioned Bedrooms
- Ground Floor Shower Room
- Two Reception Rooms

Tenure: Freehold EPC Rating: D
Council Tax Band: A

£145,000



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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Property Ref:
LBH115285 - 0006

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