



42 Brabazon Road
, Oadby, LE2 5HD
£250,000



No Upward Chain! This well presented, three bedroom mid terrace house is conveniently located on Brabazon Road in Oadby, within walking distance of the many local amenities Oadby Town Centre has to offer.

The property comprises of; entrance hall, spacious lounge with an open separate dining room space, fully fitted modern kitchen & a separate utility space.

To the first floor are three good sized bedrooms, a bathroom and a separate WC

The property offers an abundance of features and benefits including gas central heating, Upvc double glazing, off road parking to the rear with a single garage and a large rear garden. The off road parking is accessed via Goddards Slang, Internal viewing is essential to avoid disappointment.

- Three Bedrooms Mid Terrace House
- No Upward Chain!
- Well Presented Throughout
- Kitchen & Utility Space
- Off Road Parking & Single Garage
- Gas Central Heating & Double Glazed
- Walking Distance to Oadby Parade
- Internet - Standard, Superfast & Ultrafast available - See Ofcom.org
- Council Tax Band B
- EPC Rating C



Location

Oadby is a highly sought after location which provides great access to some of the best private and public schools found in Leicestershire. These include Leicester Grammar and High School, Brocks Hill Primary School, Launde Primary School, Woodland Grange Primary School, Beauchamp College, Gartree High School and Manor High School. A wide range of amenities are available along The Parade in nearby Oadby Town Centre, along with two mainstream supermarkets and further leisure/recreational facilities including Leicester Racecourse, University of Leicester Botanic Gardens and Parklands Leisure Centre and Glen Gorse Golf Club.

DRAFT DETAILS AWAITING VENDOR APPROVAL

Lounge

13'7 x 11'7 (4.14m x 3.53m)

Dining Room

6'11 x 11'7 (2.11m x 3.53m)

Kitchen

10'1 x 10'1 (3.07m x 3.07m)

Bedroom One

11'2 x 9'9 (3.40m x 2.97m)

Bedroom 2

11'2 x 10'10 (3.40m x 3.30m)

Bedroom 3

11'7 x 8'5 (3.53m x 2.57m)

Bathroom

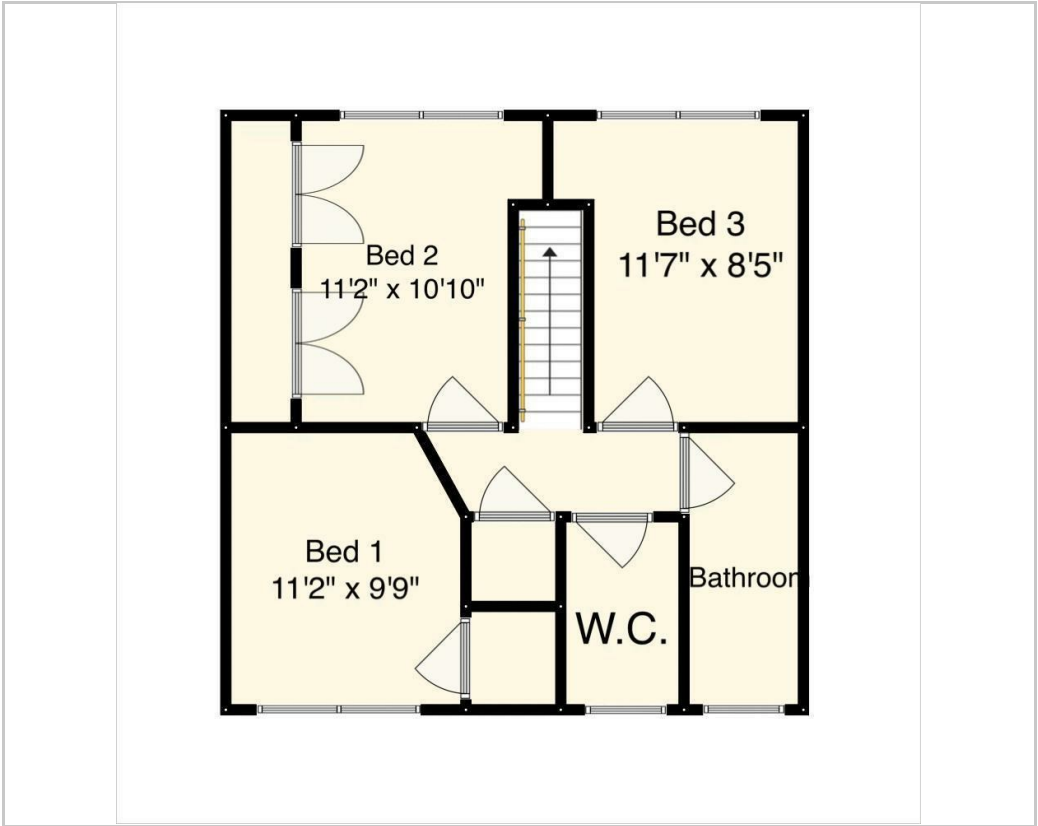
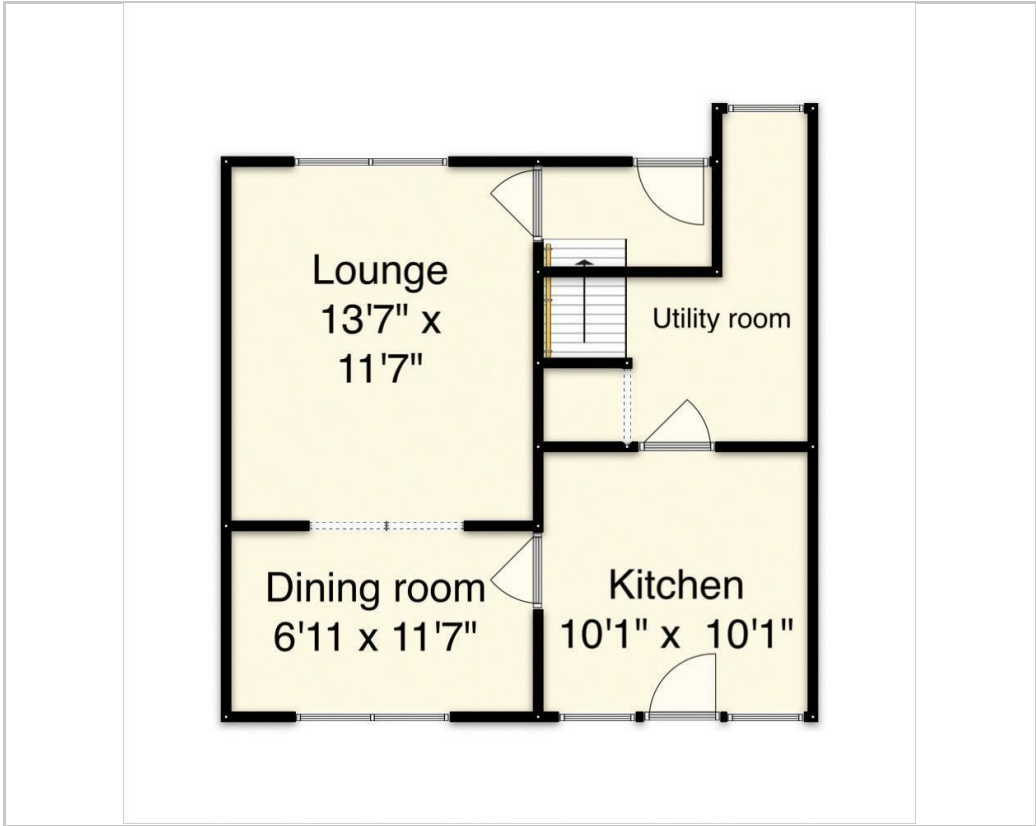
Outside Rear

To the rear of the property sits a larger than average rear garden laid with new lawn.

At the bottom of the garden is a single detached garage with space for parking to the side.



Floor Plans



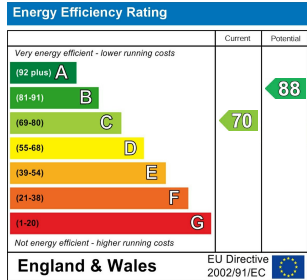
Viewing

Please contact our Wigston Sales Office on 0116 2883872 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



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