



3 Homestead Drive
Wigston, LE18 2HP
£1,350 Per Month



Available Immediately! This recently refurbished three bedroom semi- detached home, sitting on a corner plot, situated in the highly sought after location of Little Hill, Wigston.

Finished to a very high standard throughout, having gone through a full refurbishment from top to bottom, consisting of a brand new central heating system with a new boiler, a full rewire, a brand new kitchen, new bathroom, new doors and flooring and in addition to all, a brand new landscaped front and rear garden. The property has been newly rendered at the front, side and rear along with the new wall at the front and rear garden space.

Accommodation, in brief, comprises of; Entrance Hallway with storage under the stairs, Lounge to the front aspect, and an open plan kitchen/diner to the rear of the property.

To the first floor, there are three bedrooms (two doubles & one single) and a newly fitted three piece bathroom suite.

To the rear of the property sits a well presented rear garden space. The property benefits from being on a corner plot,

- Three Bedroom Semi-Detached Home
- Available Immediately
- Fully Refurbished Throughout
- Brand New Kitchen & Bathroom
- Brand New Central Heating & Fully Rewired
- Front, Side & Rear Landscaped Gardens
- Fully Double Glazed
- Off Road Parking & Garage Space
- Council Tax Band C
- EPC Rating D



Location

The Little Hill area of Wigston is a suburb situated to the South of Leicester City Centre. The property is excellent for transport links for commuting to Leicester City centre via a car or bus routes within walking distance.

The location is great for local schooling for all age groups from Primary, Secondary & Colleges.

A popular local hub the main High Street provides a wide range of local shops, amenities, restaurants and eateries.

Entrance Hallway

Entered via a UPVC double glazed door, tiled flooring, storage cupboard under the stairs, radiator, power points in brushed chrome and a UPVC double glazed window to front aspect

Lounge

12'8 x 10'10 (3.86m x 3.30m)

Oak door with glass, spacious and light reception with cream carpeted flooring, power points in brushed chrome, UPVC double glazed window to the front aspect, radiator.

Open Plan Kitchen/Diner

8'9 x 19 (2.67m x 5.79m)

The kitchen has been fitted with a range of wall mounted and base level units in a sandstone colour. The kitchen has square edged work surfaces in white, CDA electric hob and Extractor fan, stainless steel sink with drainer unit facing the side aspect out the window. The kitchen also benefits from space for a freestanding fridge and freezer & washing machine space. The walls around the kitchen units are tiled with brick effect grey tiles and the floor is tiled in brown. There are spotlights in the kitchen and a pendant light in the dining section. There is a UPVC window facing the rear aspect from the dining area, a UPVC window facing the side garden in the kithcen area and UPVC double glazed door allowing access to the rear garden. Brushed chrome sockets and switches, radiator.

Bedroom One

12'11 x 10'9 (3.94m x 3.28m)

Brown Oak door with chrome handles, UPVC double glazed window to the front aspect. Power points in brushed chrome, radiator

Bedroom Two

11'2 x 10'9 (3.40m x 3.28m)

Brown Oak door with chrome handles, UPVC double glazed window to the rear aspect. Power points in brushed chrome, radiator

Bedroom Three

7'6 x 6'3 (2.29m x 1.91m)

Brown Oak door with chrome handles, UPVC double glazed window to the front aspect. Power points in brushed chrome, radiator

Bathroom

5'5 x 7'7 (1.65m x 2.31m)

Newly fully fitted three piece bathroom suite comprising of; panel bathtub with shower over, w/c, sink with vanity unit, grey tiled walls, UPVC double glazed frosted window overlooking the rear & side aspect, spotlights and heated towel rail.

Outside Front

The front garden is laid with lawn and stones. There is off road parking for 1 vehicle and enclosed garden space with the new rendered wall at the front. There is access to the side of the property which has huge scope for a potential extension, subject to planning permission.

Outside Rear

To the rear of the property sits an impressive renovated rear garden. The garden includes a raised area with new lawn and a new rendered wall with steps up to laid-to-lawn garden. To the side is further garden space laid with lawn and a footpath from the side access via a gate.

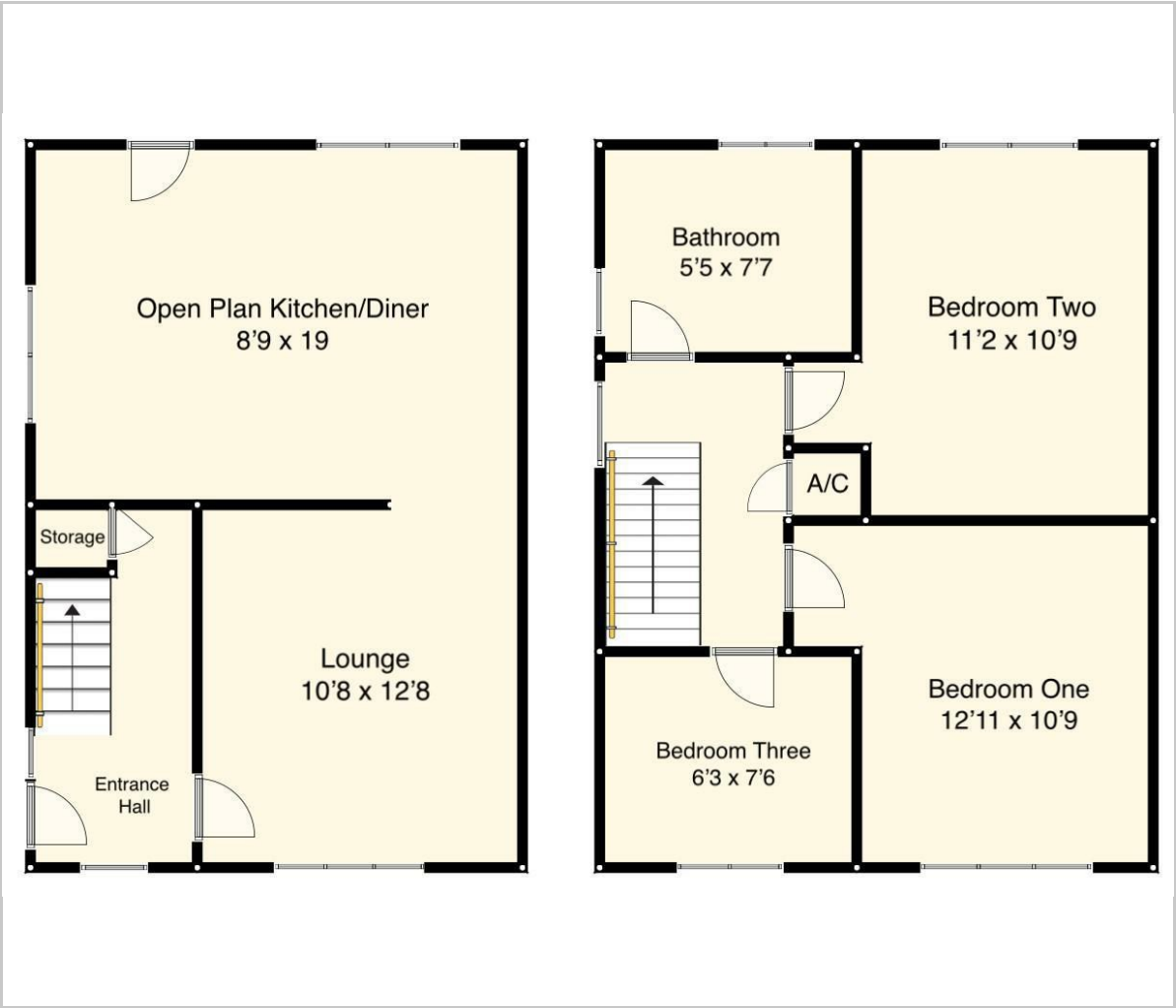
At the bottom of the garden is a single detached garage with space for parking in front, being gated via wooden double gates.

DISCLAIMER

There has been a new fence put up in the rear garden in April 2025. We are awaiting new photos. There has also been a new gate installed on the side of the property in May 2025.



Floor Plan



Viewing

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

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

67 67 Long Street, Wigston, Leicestershire, LE18 2AJ
Tel: 0116 2883872 Email: lettings@astonandco.co.uk
<https://astonandco.co.uk/>

Area Map



Energy Efficiency Graph

