

FOR SALE
Aston & Co
ESTATE & LETTING AGENTS
0116 288 3872

13 Curzon Avenue
, LE18 4LJ
£950 Per Month



Available December 2025 - This well presented and extended mid town house is conveniently located on Curzon Avenue in South Wigston. The property has many features and benefits including; Gas central heating, upvc double glazing, Two reception rooms, refitted shower room, off road parking and enclosed rear garden. The accommodation briefly comprises: Entrance hall, open plan lounge/diner and kitchen on the ground floor, whilst on the first floor are two double bedrooms and family shower room on the first floor. Outside is off road parking to the front of the property and enclosed garden to rear. Early internal viewing is essential to avoid disappointment.

- Two Double Bedrooms
- Terrace House
- Extended Kitchen
- Available December 2025
- Gas Central Heating & UPVC Double Glazed
- Enclosed Rear Garden
- Close to Local Amenities
- Internet - Standard, Superfast & Ultrafast
- Council Tax Band A
- EPC Rating E

Viewing Arrangements

Please note, as part of the process and services to our landlord, all prospected tenants must view the property before submitting an application. For your application to be considered by the landlord, all adults must fill out one of our application forms following on from the viewing with one of our agents.

Tenancy Information

- Price : £950.00
- Holding Deposit: £219.00
- Deposit : £1096.00 (including the holding deposit)
- Length of tenancy : 12 Months
- Council Tax Band: A

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.

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Area Map



Energy Efficiency Graph

