

AVAILABLE



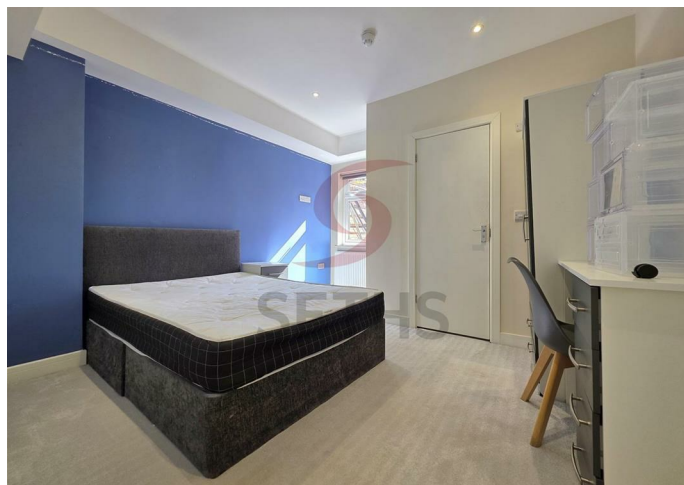
Room

# GLENFIELD ROAD LEICESTER LE3 6AQ

## £700 Per Month

### FEATURES

- House of Multiple Occupation (H.M.O)
- Fully Furnished
- Communal Kitchen
- Easy access to Motorway
- First Floor Floor Room
- En-suite
- Great Location
- Easy Access to Leicester City Centre



 **SETHS**

# 1 Bedroom Room located in Leicester

Seths are proud to market this First Floor Room within a 5 Bedroom House of Multiple Occupation (H.M.O) on Glenfield Road in the Fosse Area of Leicester.

The Room is ideally situated close to Local Transport Links, within Walking distance of Narborough Road and close to Local Shops and easy access to the Motorway.

There is a shared Communal Kitchen and Lounge and Rear Yard.

Shared Kitchen with...

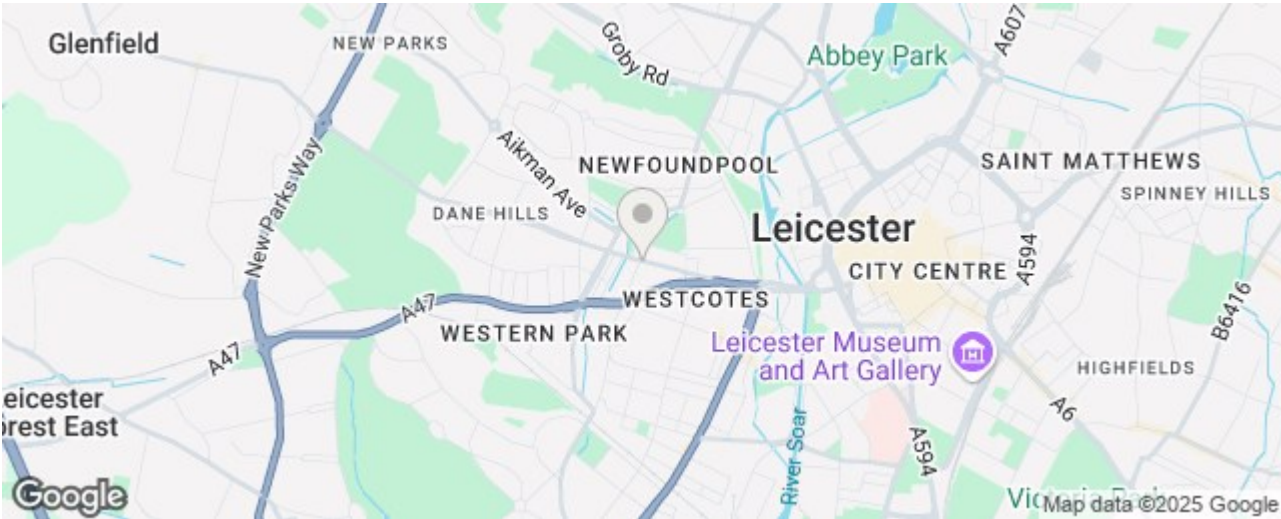
- 2x Fridge/Freezer
- 2x Oven/Hobs
- 2x Sinks

The Room is Fully Furnished including Wardrobe Space, Desk, Chair and a Double Bed.

There is also an En-suite consisting of a Shower Cubicle, Wash Basin and W.C.

ALL BILLS INCLUDED - GAS, ELECTRIC AND WATER.

£700PCM if Single Occupancy  
or  
£750PCM if a Couple.



Call us on  
**0116 266 9977**

**let@seths.co.uk**  
**www.seths.co.uk**

Council Tax Band  
**Exempt**

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>85</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>69</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

