

LET AGREED



Room

# GRANBY STREET LEICESTER LE1 1DL

£750 PCM

## FEATURES

- One Bedroom Flat
- Open Plan Kitchen/Living Room
- Fitted Kitchen
- Fitted Bathroom
- Washing Machine
- Within The City Centre
- Close To Local Shops
- Minutes Walk To The Train Station



 **SETHS**

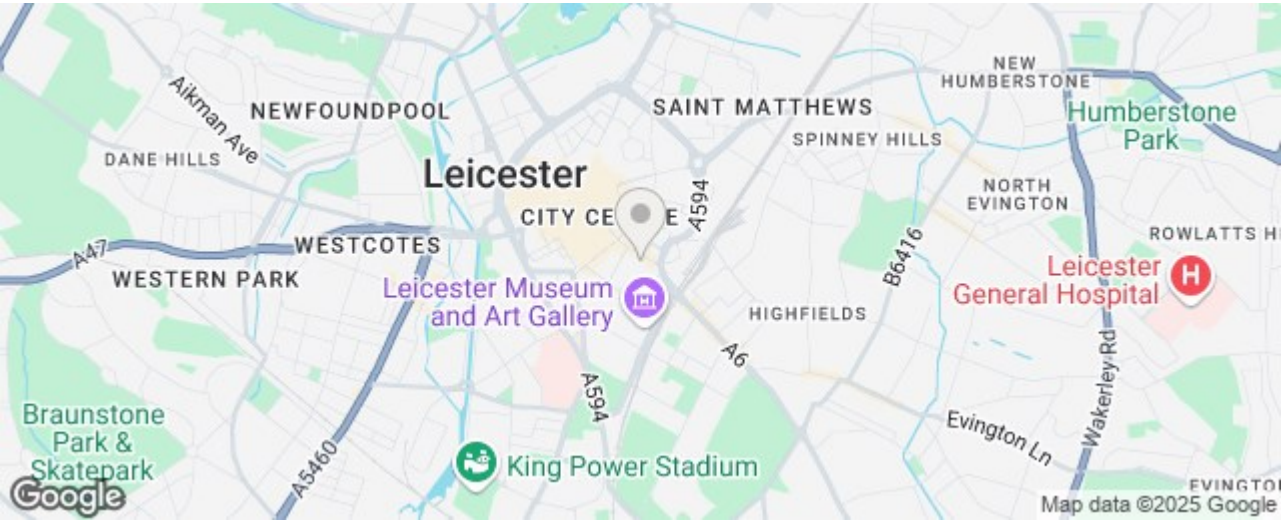
# 1 Bedroom Room located in Leicester

Seths are proud to market this 1 Bedroom Flat, situated on Granby Street, City Centre in Leicester, close to local shops and amenities, and a stones throw away from the Leicester Train Station

To enter the property, there is a Secure Front Door Entrance with a code. The Flat is situated on the 2nd floor. The property opens to an Entrance Hall, leading to a Lounge Area with open plan Kitchen/Diner. The Kitchen is fitted with an Integrated Hob/Oven.

Next to the Lounge is a Double Bedroom.  
The Bathroom consists of Bath with Shower Over, Wash Basin and W.C. The property benefits from Central Heating throughout.

Rent: £750PCM  
Deposit: £865  
Tenancy Term: 6 / 12 Months  
Council Tax Band: B



Call us on  
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**Council Tax Band**  
**B**

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</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.

