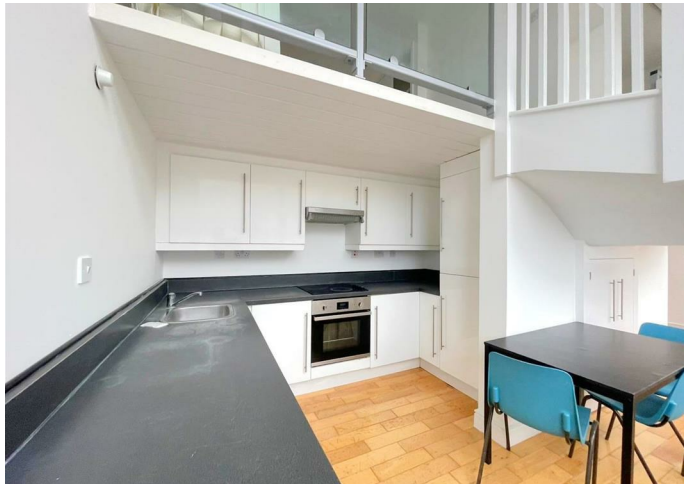


FOR SALE



LEE STREET,
LEICESTER,
LE1 3AJ

Offers over
£90,000

FEATURES

- Two Bedroom Apartment
- Close to Highcross Shopping Centre / Railway Station
- On site gym
- Open plan lounge / kitchen / diner
- Secure intercom system
- Sought after location
- Leasehold
- Concierge
- Bathroom
- Investment opportunity



 **SETHS**

2 Bedroom Apartment located in Leicester

****CURRENTLY RENTED AT £850 PCM****

A Two Bedroom Apartment located in the CITY CENTRE within close proximity to many local amenities including Highcross Shopping Centre and the Railway Station. The apartment has the benefit of a concierge desk and access to an on-site gym along with a lift service.

Contact Seths to register your interest

HALLWAY

LOUNGE

16'9" x 9'2"

Laminate flooring, radiator, aluminium framed window

KITCHEN / DINER

10'11" x 9'2"

Wall and base units with worktops over, 4 ring electric hob with oven / grill and extractor hood, sink with mixer tap, laminate flooring, aluminium framed window

BATHROOM

WC, wash hand basin, 'p' shaped bathtub with shower screen and shower overhead, tiled flooring, tiled walls, towel radiator

BEDROOM 1

9'10" x 8'5"

Carpeted, fitted wardrobes

BEDROOM 2

10'3" x 9'7"

Carpeted, fitted wardrobes

LEASE

Please note these are approx. figures. Please be advised that whilst we make every effort to ensure these lease details are accurate, these must be verified by any potential purchaser's solicitors to confirm the same.

Service charge - £2,223.00 per annum

Ground rent - £200 per annum

Lease remaining - 108 years

ADDITIONAL INFO

Tenure: Leasehold

EPC rating: C

Council Tax Band: C

Council Tax Rate: £2,140.20

Mains Gas: No

Mains Electricity: Yes

Mains Water: Yes

Mains Drainage: Yes

Broadband availability: Copper Broadband

NOTE

Photos were taken prior to tenants moving in.

Call us on

0116 266 9977

info@seths.co.uk

www.seths.co.uk

Council Tax Band

C

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	79	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	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.

