AVAILABLE

House - Townhouse

ABBEY PARK ROAD
LEICESTER
LE4 5EZ

£1,350 PCM

FEATURES

- Three Bedroom
- Kitchen/Diner
- Three Storeys
- En-suite

- Lounge
- Downstairs Toilet
- Two Bathrooms
- Gas Central Heating

3   2   1   B

SETHS

3 Bedroom House - Townhouse located in Leicester
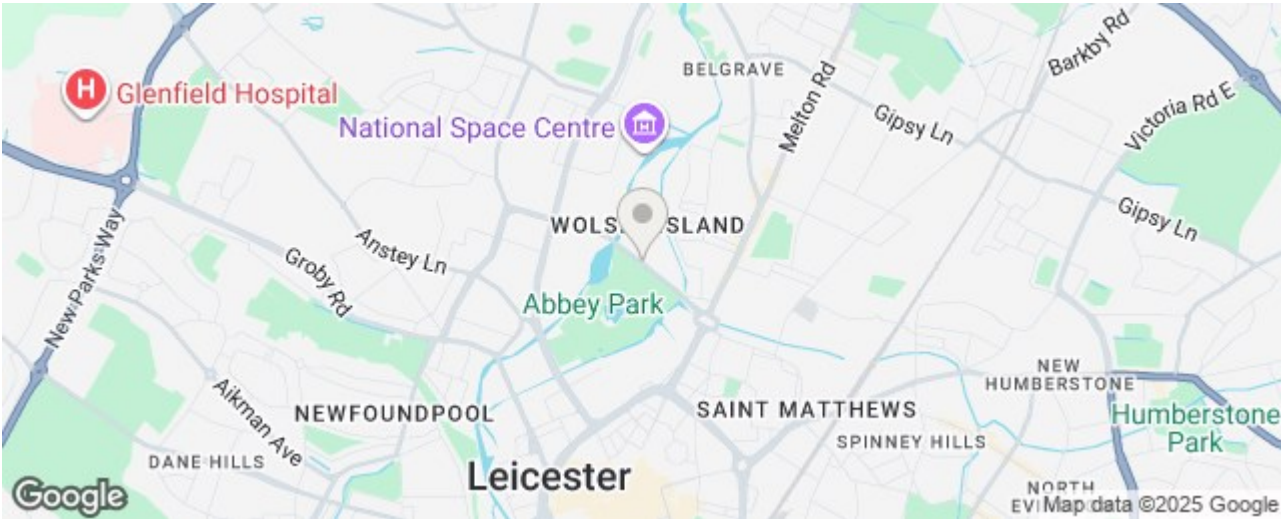
No Deposit Option Available

Enjoying a prime position opposite the beautiful Abbey Park and overlooking the tranquil lake, this stylish home offers the perfect blend of nature and city living, just a short walk from Leicester's vibrant City Centre.

Step inside to discover a well proportioned lounge ideal for relaxing or entertaining, alongside a convenient downstairs cloakroom. The heart of the home is the modern kitchen/diner, thoughtfully designed with sleek fittings, integrated hob and oven, and plenty of space for cooking and dining with ease.

Upstairs, you'll find three comfortable bedrooms, including a spacious master with its own private en-suite, while a contemporary family bathroom serves the remaining rooms.

Outside, the property features a well maintained rear garden offering a peaceful retreat, as well as allocated parking and the comfort of gas central heating throughout. This is an ideal lifestyle property for those seeking modern living in a highly desirable location.
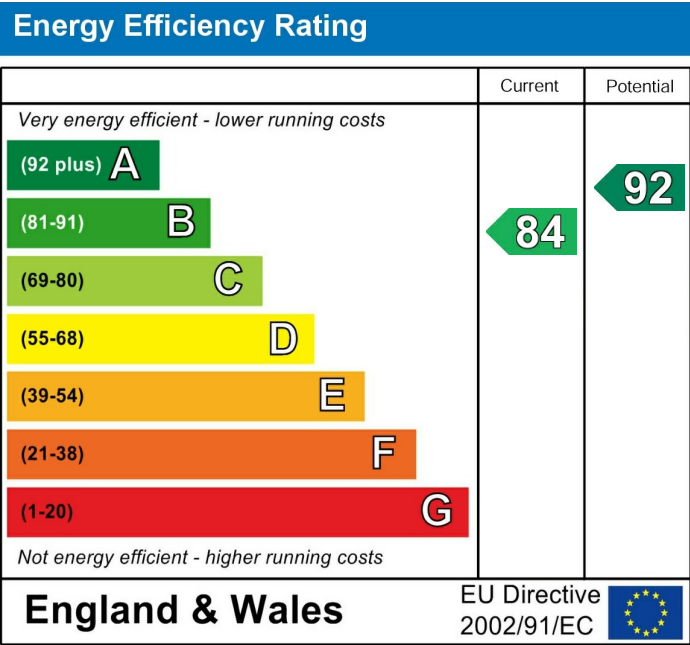
Rent: £1350 PCM
Deposit: £1555.00
Tenancy Length: 6 or 12 Months
Council Tax Band: Band C

Council Tax Band

C

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		92
(81-91) B	84	
(69-80) C		
(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.

SETHS