



Littlegarth, , Leicester, LE2 6SJ

- THREE BEDROOM SEMI-DETACHED HOME
- SEPARATE LOUNGE
- PRESENTED IN READY TO MOVE IN CONDITION
- SCOPE TO EXTEND AND CREATE DRIVEWAY
- 360 VIRTUAL TOUR
- OPEN PLAN KITCHEN-LIVING ROOM
- MODERN FOUR PIECE BATHROOM SUITE
- GARDEN TO FRONT AND REAR
- CORNER PLOT
- GOOD ROAD AND PUBLIC TRANSPORT LINKS TO THE CITY AND MOTORWAYS

£235,000



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DESCRIPTION

Welcome to this lovely semi-detached house conveniently positioned for access to the city, motorways, Fosse Park and local amenities within the suburbs of Leicester This home boasts a delightful open plan modern kitchen-living room, perfect for entertaining guests or enjoying family meals together. Additionally, there is a separate lounge where you can unwind and relax after a long day.

With three well-appointed bedrooms and a modern four-piece bathroom suite, this house is ideal for a growing family or those who enjoy having extra space. The property is presented in excellent condition, ready for you to move in and make it your own.

Outside, you will find gardens to both the front and rear of the property, offering a lovely outdoor space to enjoy some fresh air or perhaps even the opportunity to extend the property in the future.

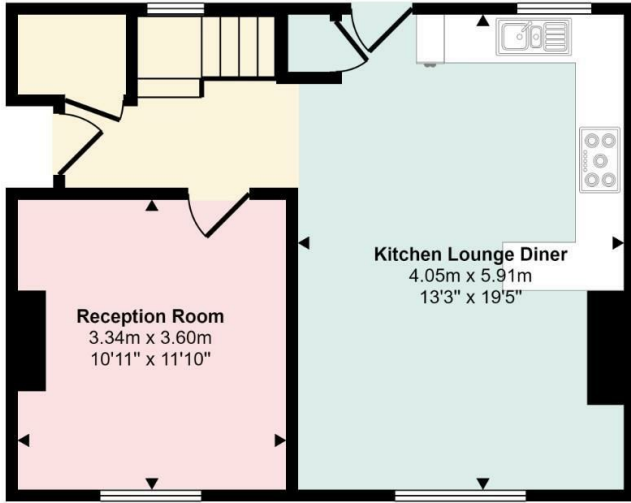
To give you a better feel for the property, we also offer a 360 virtual tour, allowing you to explore every corner of this wonderful home from the comfort of your own sofa. Don't miss out on the chance to make this house your new home.

To find out more about this property for sale, contact your local Hunters estate agents Wigston today! to arrange your viewing.

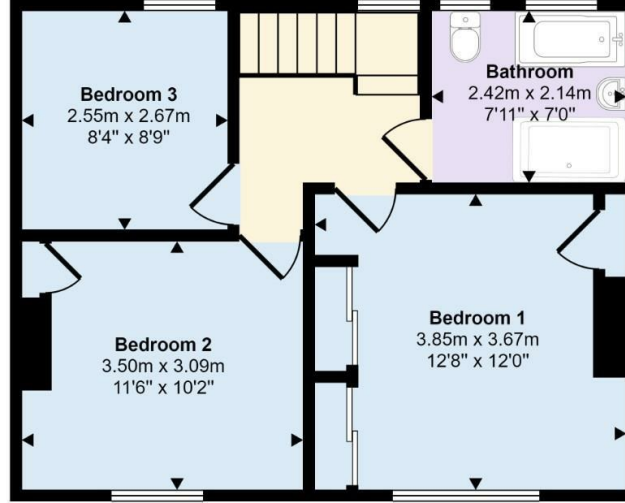




Approx Gross Internal Area
88 sq m / 951 sq ft



Ground Floor
Approx 44 sq m / 471 sq ft



First Floor
Approx 45 sq m / 480 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Viewings

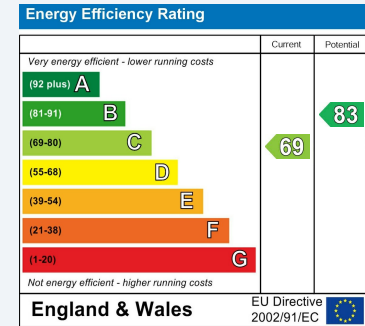
Please contact wigston@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



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