



Burleigh Avenue, , Wigston, LE18 1FJ

- NO UPWARD CHAIN
- LOUNGE AND SEPARATE DINING ROOM
- KITCHEN WITH PANTRY CUPBOARD
- SCOPE TO EXTEND
- FAMILY BATHROOM
- THREE BEDROOM SEMI-DETACHED PROPERTY
- 360 VIRTUAL TOUR
- GENEROUS GARDEN PLOT
- MODERNISATION PROJECT
- GARAGE AND DRIVEWAY

Offers Over £250,000



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DESCRIPTION

Conveniently located in the heart of the very popular town of Wigston, this semi-detached house presents an excellent opportunity for first-time buyers or families seeking to upsize. The property boasts three well-proportioned bedrooms and two inviting reception rooms, providing ample space for both relaxation and entertaining.

The home features a single bathroom and offers parking , ensuring convenience for residents and guests alike. While the property would benefit from some updating, its central location allows for easy access to Wigston town centre, as well as excellent road and public transport links to the city, motorways, and the popular Fosse Park retail outlet.

One of the standout features of this property is its generous garden plot, which presents the potential for future development. This allows you the unique opportunity to expand the home and create a larger living space tailored to your needs.

Moreover, the existing layout offers the chance to put your own stamp on the property, with the possibility of transforming it into an open-plan living area that suits modern lifestyles. For those interested in exploring this promising home further, a 360-degree virtual tour is available, allowing you to envision the possibilities that await.

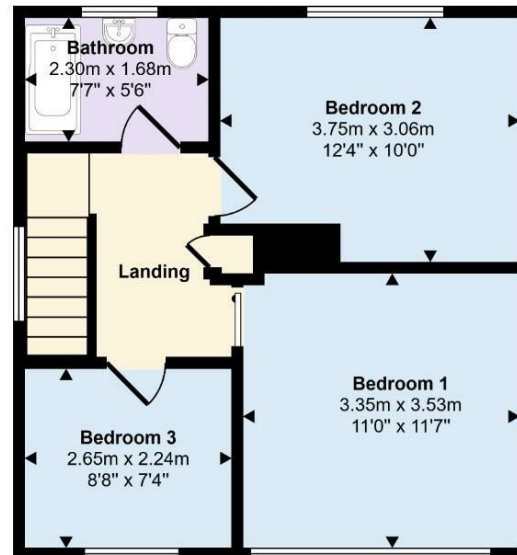
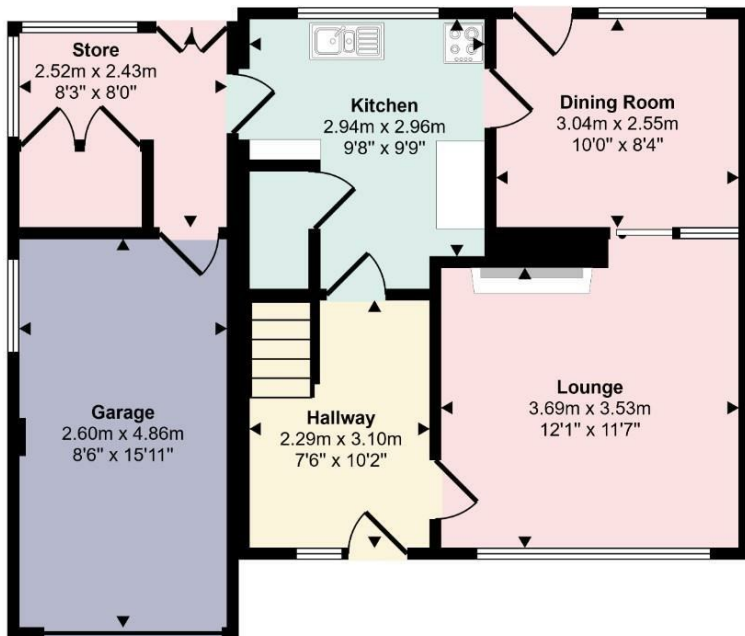
In summary, this property on Burleigh Avenue is a blank canvas ready for your personal touch, making it a fantastic choice for those looking to create their dream home in a well-connected and vibrant area.

To find out more, contact your local Hunters estate agents and arrange your viewing to not miss out.





Approx Gross Internal Area
103 sq m / 1112 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

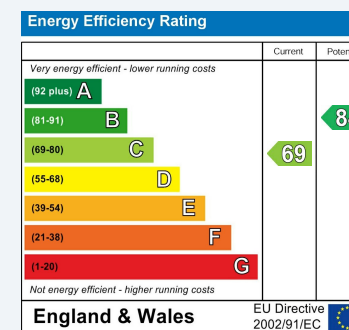
Please contact wigston@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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.