



Queens Park Way, , Leicester, LE2 9RQ

- Presented in ready to Move in Condition
- Fitted Kitchen
- Enclosed Garden with Terraced deckiing
- Driveway
- Gas Central Heating and Double glazing
- Two Bedroom end Townhouse
- Modern Shower room
- Garden room/Office
- Attic
- Ideal First time buyer or Investor

£190,000



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DESCRIPTION

This fabulous two-bedroom end townhouse presents an excellent opportunity for first-time buyers, young families or savvy investors. The property is in ready-to-move-in condition, ensuring a smooth transition for its new owners to unpack on day one and start living.

Upon entering, you are welcomed into a spacious open-plan lounge-dining room, creating a perfect space for both relaxation and entertaining with family and friends, the fitted kitchen is ideal for rustling up some tasty meals to wow you diners, and the modern shower room to the first floors adds a touch of contemporary style, catering to the needs of a busy household.

The current owners have cleverly utilised the attic as a third bedroom, providing additional living space, although it is important to note that this room does not have building regulations. This flexibility allows for various uses, whether as a guest room, study, or play area.

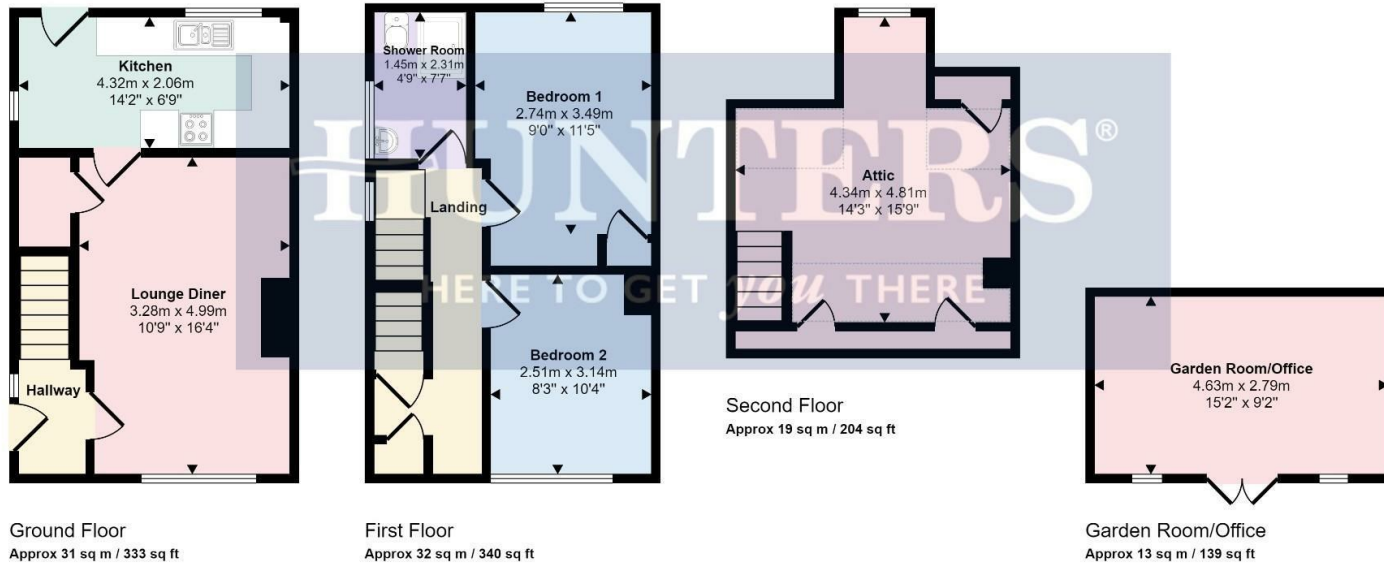
The property benefits from gas central heating and double glazing, ensuring warmth and comfort throughout the year. A delightful garden room enhances the outdoor experience, serving as a tranquil workspace for those who work from home or simply a peaceful retreat to enjoy the garden.

With its appealing features and prime location, this townhouse is an ideal choice for anyone looking to enter the property market or expand their investment portfolio. A 360-degree virtual tour is available, allowing prospective buyers to explore this lovely home from the comfort of their own space. Don't miss the chance to make this delightful property your own.





Approx Gross Internal Area
94 sq m / 1016 sq ft



Denotes head height below 1.5m

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

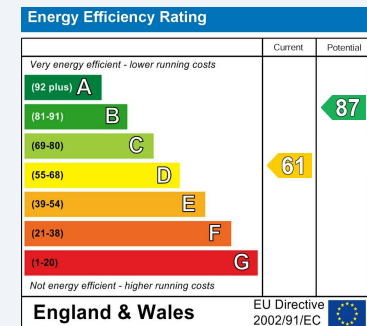
Please contact wigston@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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.