



Lancaster Way, Glen Parva, Leicester, LE2 9UA

- TWO DOUBLE BEDROOMS
- OPEN PLAN LOUNGE-DINING ROOM
- FITTED KITCHEN

Offers Over £235,000



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DESCRIPTION

This lovely semi-detached house presents an excellent opportunity for first-time buyers, young families, or astute investors looking for a financial investment. The property boasts an inviting open-plan lounge and dining area, perfect for entertaining guests, relaxing or enjoying family meals.

The fitted kitchen is well-equipped, making it a joy to prepare meals, while the conservatory offers a versatile space that is currently being used as a home office, ideal for those who work remotely. Outside, the rear garden features a lawn, patio paving, and beautifully edged flower and plant borders, creating a serene outdoor retreat.

The property comprises two generous double bedrooms, providing ample space for relaxation and rest. A conveniently located downstairs WC adds to the practicality of the home, alongside a three-piece bathroom suite that caters to all your needs.

With off-road parking available, this residence is not only functional but also presented in a ready-to-move-in condition, making it an attractive choice for prospective buyers. The house benefits from gas central heating and double glazing, ensuring comfort throughout the seasons.

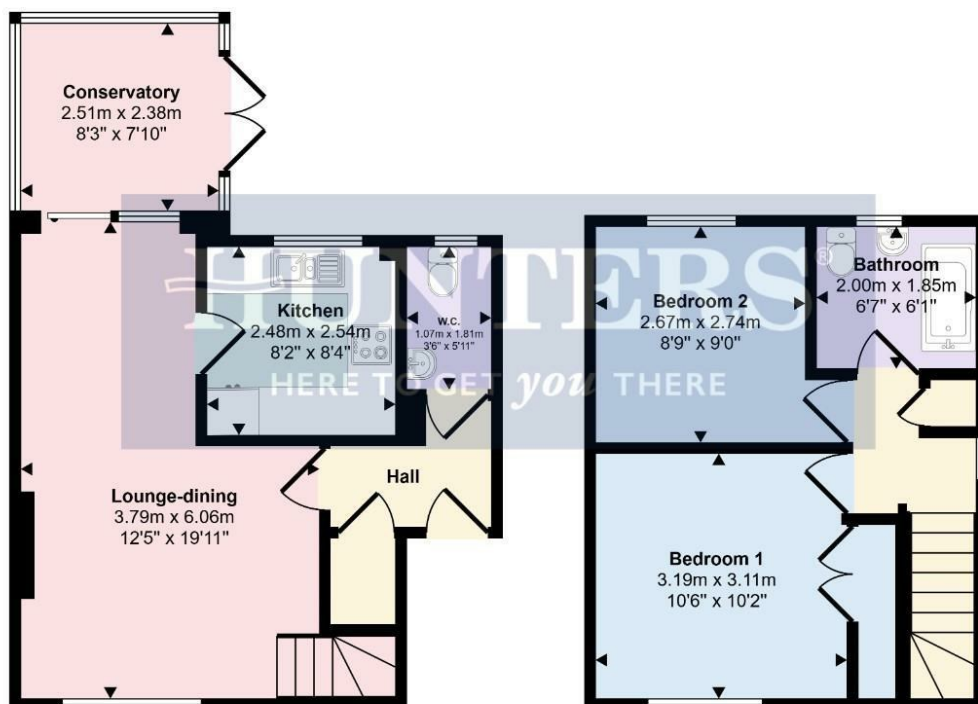
For those interested in exploring this charming home further, a 360-degree virtual tour is available, allowing you to experience the property from the comfort of your own home. This semi-detached gem is truly a must-see, offering a perfect blend of comfort, style, and convenience in a desirable location.

To find out more contact your local Hunters estate agents Wigston and arrange your viewing.





Approx Gross Internal Area
68 sq m / 729 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

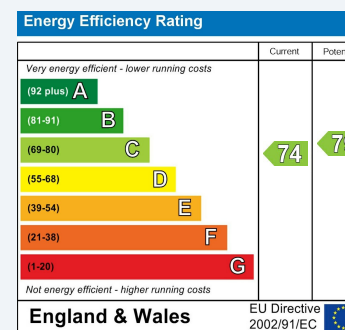
Please contact wigston@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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.