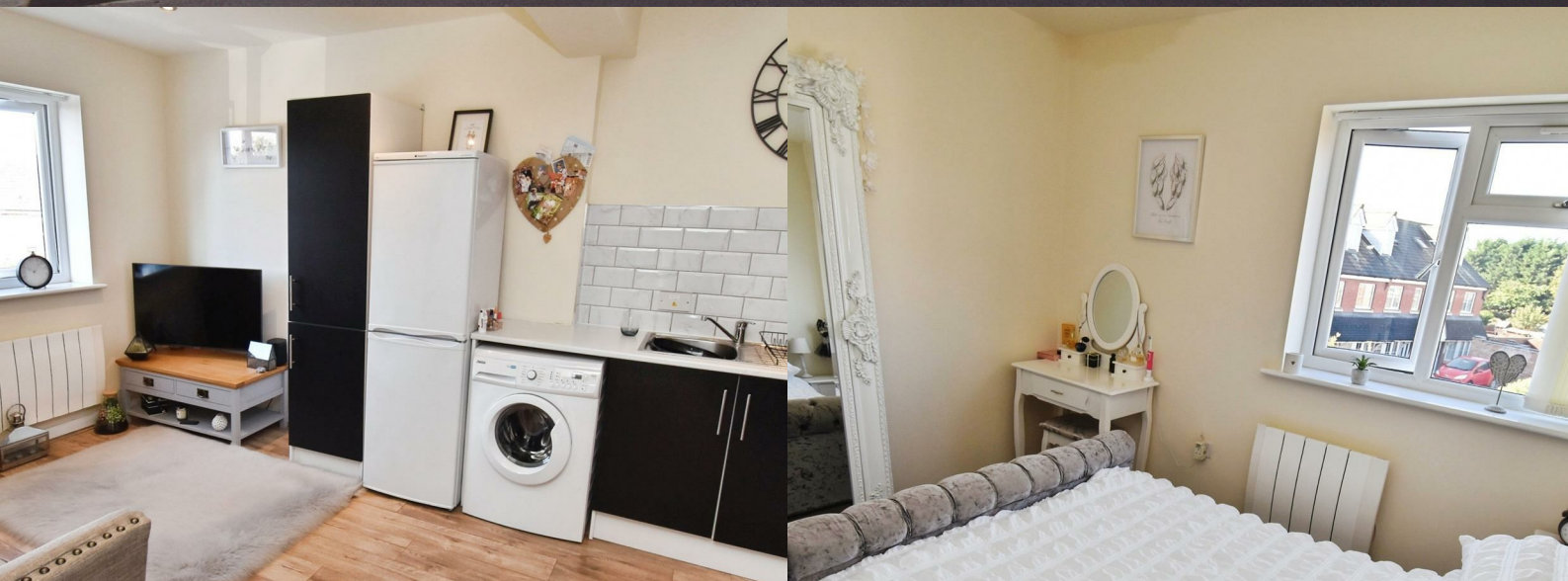


HUNTERS®

HERE TO GET *you* THERE



HUNTERS®
HERE TO GET *you* THERE



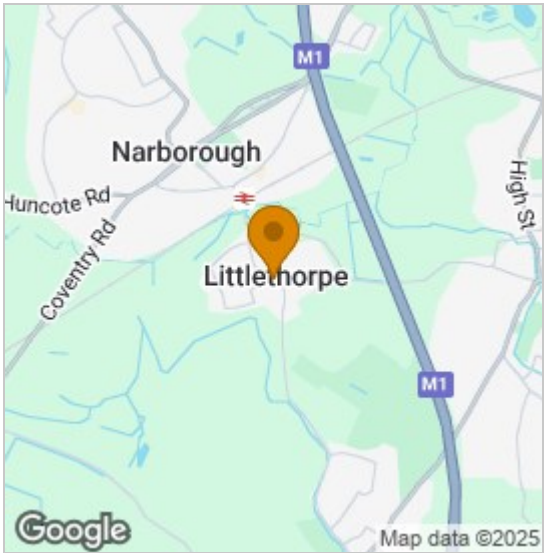
Hallam Close

Littlethorpe, LE19 2LA

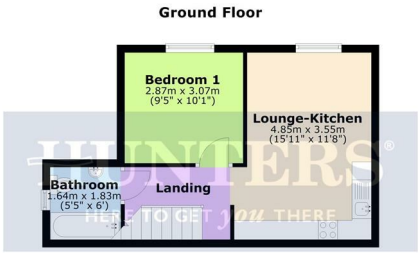
£750 Per Month



Area Map



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(82 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		



Total area: approx. 34.2 sq. metres (367.9 sq. feet)

While every attempt has been made to ensure the accuracy of the floor plan herein, measurements of doors, windows, rooms or any other items are approximate and no responsibility is taken for any error omission or mis-statement. The plan is for illustrative purpose only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances have not been tested and no guarantee as to their operability or efficiency can be given. Plan produced using PlanUp.

Nestled in the charming village of Littlethorpe, Hallam Close presents a delightful one-bedroom house that is perfect for those seeking a comfortable and convenient living space. Spanning approximately 367 square feet, this first-floor apartment boasts an open-plan lounge and kitchen, creating a bright and inviting atmosphere ideal for both relaxation and entertaining.

The property features a well-appointed three-piece bathroom suite, ensuring that all your daily needs are met with ease. Presented in ready-to-move-in condition, this home is perfect for first-time buyers or those looking to downsize without compromising on quality.

Littlethorpe is a picturesque location, offering a range of local shops, schools, and amenities just a stone's throw away. The area is well-connected, with excellent road links and public transport options, including the nearby Narborough train station, making commuting to Leicester and beyond a breeze.



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 OR LETTING?** If you are thinking of selling or letting 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.