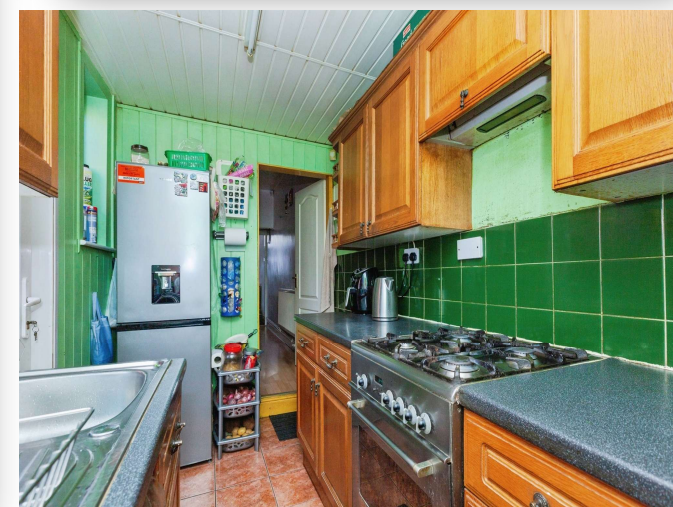




Bridge Road, Leicester LE5 3LB

welcome to

Bridge Road, Leicester

William H Brown bring to the market via OPEN HOUSE ON SATURDAY, 26TH SEPTEMBER BETWEEN 12.00PM & 1.00PM, THIS TWO BEDROOM END TERRACED HOUSE. FOR FURTHER INFORMATION, PLEASE CONTACT OUR SALES TEAM ON 0116 251 4131

Lounge

Bay window to the front, wooden flooring and radiator.

Dining Room

Window to the rear, wooden flooring and radiator.

Kitchen

Fitted kitchen comprising of wall and base units with work surfaces over, sink drainer unit and space for appliances. Window to the side and door to the side.

First Floor Landing

With stairs rising from the ground floor.

Bedroom One

Window to the front and radiator.

Bedroom Two

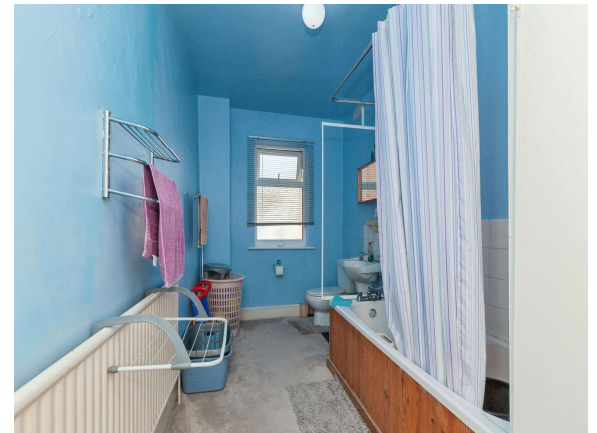
Window to the rear, storage cupboard and radiator.

Bathroom

Window to the rear, bath, WC, hand wash basin and radiator.

Front & Rear Of Property

To the front of the property is a small forecourt. To the rear of the property is an easy to maintain garden with two brick outbuildings.





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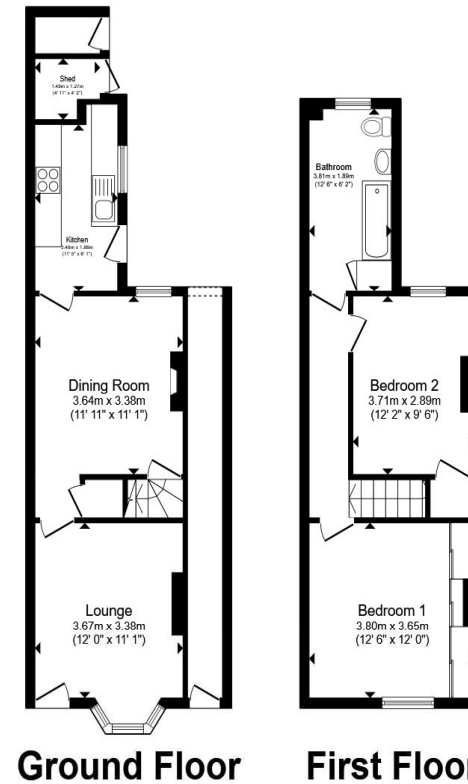
- OPEN HOUSE ON SATURDAY, 26TH SEPTEMBER BETWEEN 12.00PM & 1.00PM
- Two Bedroom End Terraced
- Two Reception Rooms
- Front Forecourt & Rear Garden
- Popular Location

Tenure: Freehold EPC Rating: D

Council Tax Band: A

offers in the region of

£235,000



Total floor area 85.8 m² (924 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io


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Property Ref:
LHS121086 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


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