

13 Greystoke Close
Stocking Farm, LE4 2FR
£180,000



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Stocking Farm, Leicester, LE4 2FR

Generously proportioned 3 bedroom three storey end town house in convenient location close to good amenities including shops, public transport and major road links. The property is in generally good order and benefits from full gas central heating, UPVC double glazing. The flexible accommodation briefly comprises on the ground floor, entrance hall, kitchen-diner, bathroom, sep wc, walk-in storage room. Upstairs, landing, lounge with large picture window and bedroom 3. On the lower level 2 further good sized bedrooms. Gardens to rear, garage in block approx 50 yards away. Freehold - no upward chain. Council Tax Band A

Entrance Hall

UPVC double glazed entrance door, tiled flooring, radiator, large walk-in storage cupboard (2.15m x 1.15m).

Kitchen-Diner

14'3" x 8'7" (4.36m x 2.64m)

A dual aspect room with three UPVC double glazed windows to front & rear, vinyl flooring, radiator. Fitted with a range of base, drawer & eye level units, stainless steel sink unit with mixer tap, provision for cooker & washing machine.

Bathroom

UPVC double glazed opaque window, chrome heated towel rail, vinyl flooring, mainly tiled walls, panelled bath with shower over and glass screen, vanity wash hand basin.

Separate WC

UPVC double glazed opaque window, wc, wash hand basin.

Lower Level: Lobby

UPVC double glazed external door to rear garden, tiled flooring, radiator.

Bedroom One

12'9" x 10'6" (3.89m x 3.22m)

A good sized master bedroom. UPVC double glazed window to rear, fitted carpet, radiator, recessed cupboard.

Bedroom Two

11'10" x 5'11" (3.62m x 1.82m)

UPVC double glazed window, fitted carpet, radiator.

Upper Level: Landing

Cupboard housing Worcester combination boiler.

Lounge

15'11" x 10'4" (4.86m x 3.15m)

A spacious living room with large UPVC double glazed picture window to rear, fitted carpet, radiator.

Bedroom Three

12'9" x 6'2" (3.91m x 1.89m)

UPVC double glazed window to rear, radiator, fitted carpet.

Outside

The front of the property has low timber fencing, large storage cupboard housing electric meter.

Enclosed gardens to rear with fenced boundaries & timber shed

Garage accessed via Ruddington Walk.

Local Authority & Council Tax Information LCC

This property falls within Leicester City Council (www.leicester.gov.uk)

It has a Council Tax Band of A which means a charge of £1,685.83 for tax year ending March 2027

Please note: When a property changes ownership local authorities do reserve the right to re-calculate council tax bands.

For more information regarding school catchment areas please go to www.leicestershire.gov.uk/education-and-children/schools-colleges-and-academies/find-a-school



Floor Plan

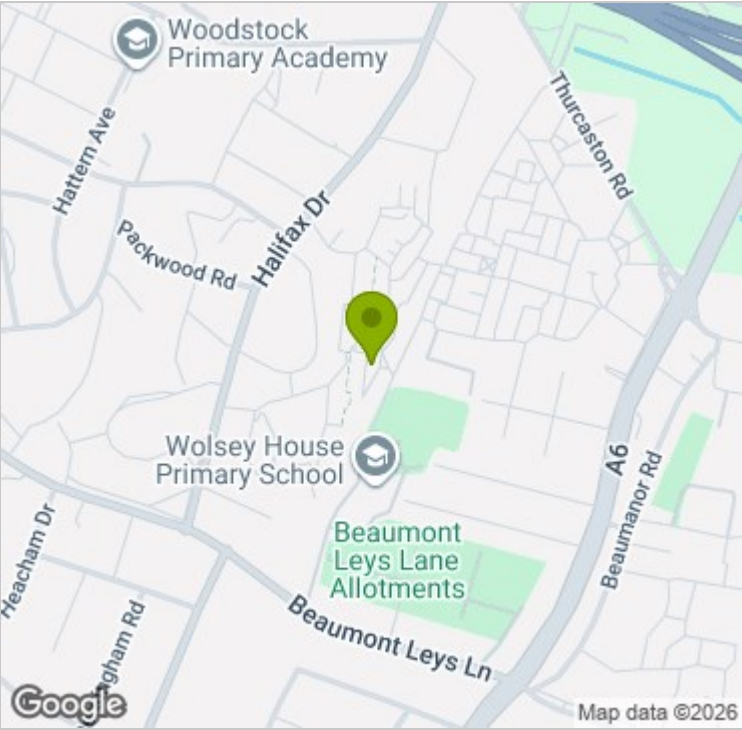


Viewing

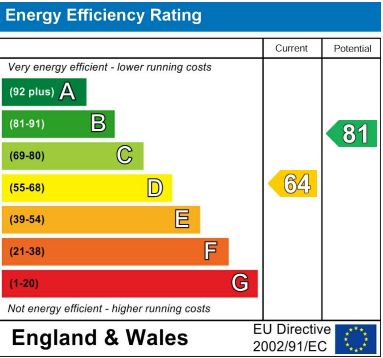
Please contact our Glenfield Office on 0116 2990 990 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph



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