



Lubbesthorpe Road, Leicester LE3 2XG

welcome to

Lubbesthorpe Road, Leicester

Welcoming semi-detached bungalow on Lubbesthorpe Road, featuring three spacious bedrooms, modern kitchen, large garden, walk-in shower, and sheltered carport with garage.



Entrance Hall

Door to the front.

Lounge

Window to the front and radiator.

Kitchen

Fitted kitchen comprising of wall and base units with work surfaces over, sink drainer unit, radiator, integrated oven, hob and fridge freezer. Window to the front and window to the side.

Bedroom One

Window to the rear and radiator

Bedroom Two

Sliding door to the rear and radiator

Bedroom Three

Window to the side and radiator

Bathroom

Window to the side, walk in shower, WC, vanity hand wash basin and radiator

Front & Rear Of Property

To the front of the property is an easy to maintain garden, a large sheltered carport that runs the length of the bungalow and a garage. To the rear of the property is a large garden that features both lawn and paved areas.



view this property online williamhbrown.co.uk/Property/LHS120438



welcome to

Lubbesthorpe Road, Leicester

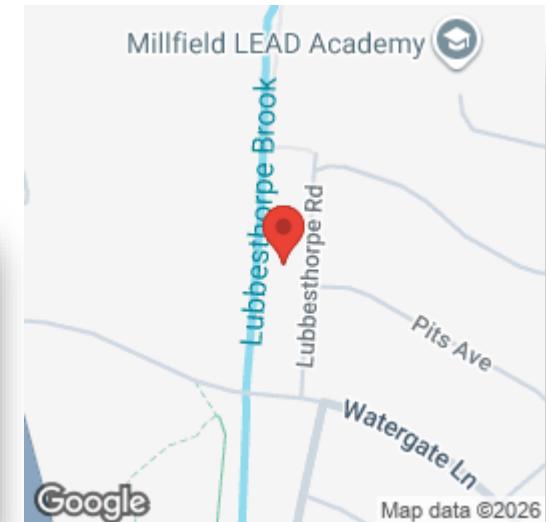
- Semi-Detached Bungalow
- Three Generous Bedrooms
- Modern Kitchen
- Spacious Rear Garden
- Sheltered Carport & Garage

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: C

offers in the region of

£275,000



view this property online williamhbrown.co.uk/Property/LHS120438

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.



Property Ref:
LHS120438 - 0002

 william h brown



0116 251 4131



Leicester@williamhbrown.co.uk



16-18 Halford Street, LEICESTER, Leicestershire,
LE1 1JB



williamhbrown.co.uk