



30 Tyler Avenue, Loughborough - LE11 5NN

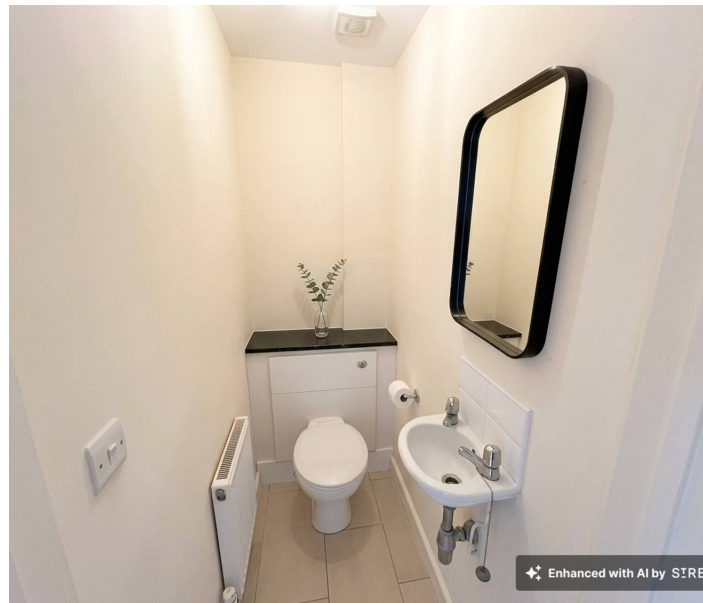
Guide Price **£215,000**



Part of

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS



30 Tyler Avenue

Loughborough

A very well presented stylish 2 double bedroom town house situated to the north of the town centre, ideally located for most town facilities and the University Campus.

Council Tax band: B

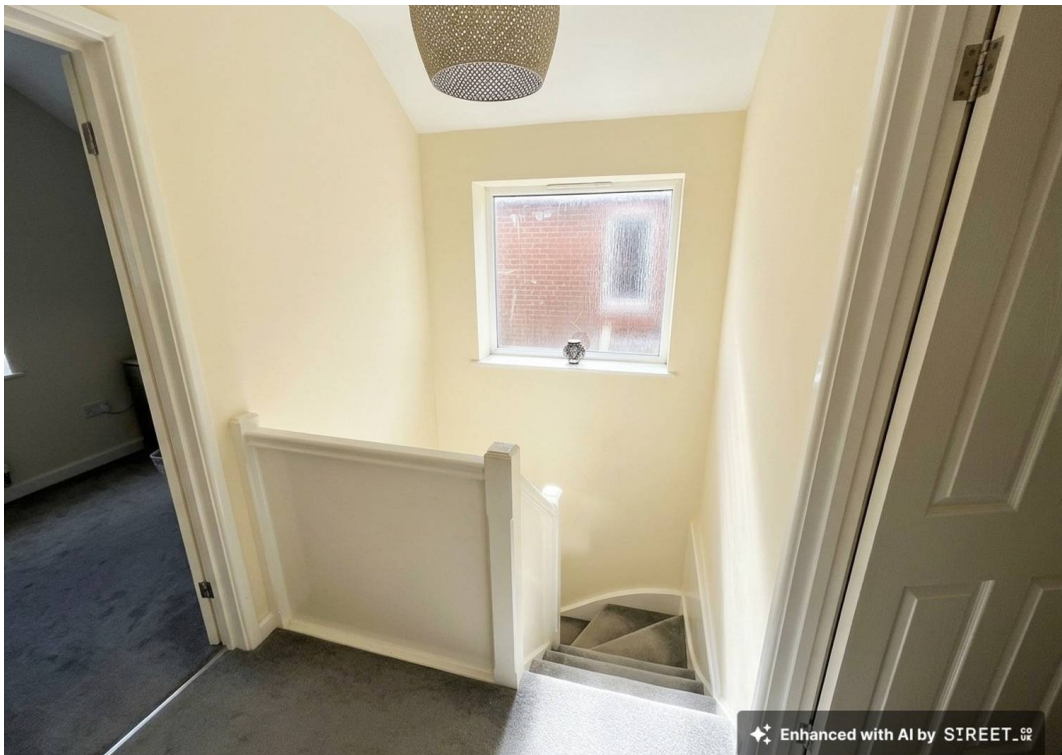
Tenure: Freehold

EPC Energy Efficiency Rating: C

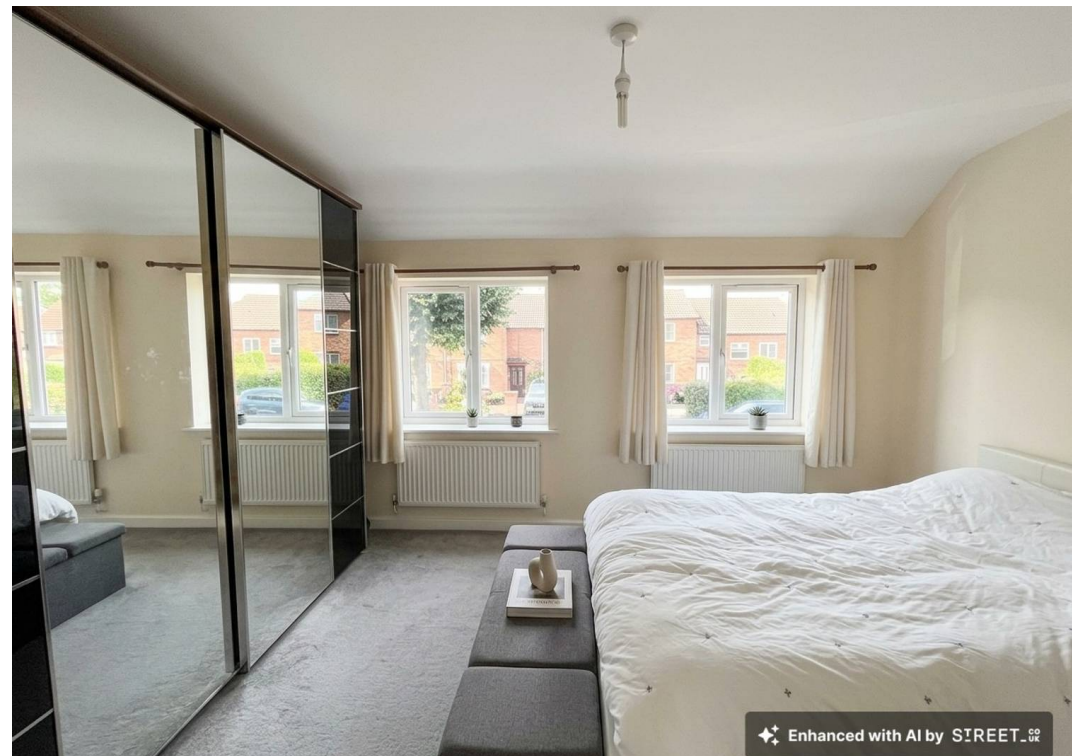
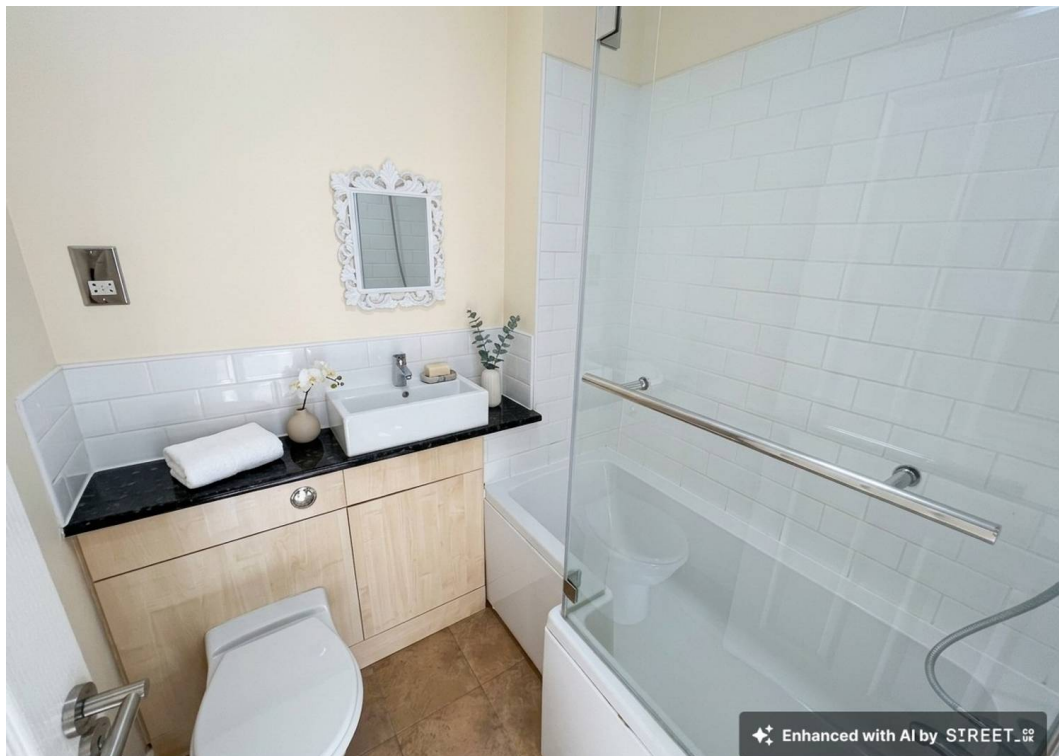
EPC Environmental Impact Rating: C

- WELL PRESENTED STYLISH TOWN HOUSE
- LOCATED TO THE NORTH OF THE TOWN CENTRE CONVENIENT FOR MOST TOWN FACILITIES AND UNIVERSITY CAMPUS
- GAS CENTRAL HEATING AND UPVC DOUBLE GLAZING
- ENTRANCE PORCH, LOUNGE, INNER HALLWAY, CLOAKROOM/W.C.
- FITTED DINING KITCHEN LEADING ON TO THE GARDEN
- LANDING 2 DOUBLE BEDROOMS AND BATHROOM
- DRIVEWAY TO FRONT PROVIDING PARKING FOR 2 VEHICLES
- DELIGHTFUL LANDSCAPED REAR GARDEN











Andrew Granger & Co (Part of Sheldon Bosley Knight)

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Disclaimer:

All fixtures and fittings mentioned in these particulars are included in the sale, all others in the property are specifically excluded. Photographs are reproduced for general information audit must not be inferred that any item is included for sale with the property. These particulars are thought to be materially correct. Their accuracy is not guaranteed and they do not form part of any contract.

Future Development & Planning:

Sheldon Bosley Knight cannot comment on future development of neighbouring land. Buyers should make their own enquiries regarding any current or proposed planning applications that may affect the property or surrounding area and may only reply upon written responses to questions on this matter.