



Trueway Road, Leicester LE5 5UG

welcome to

Trueway Road, Leicester

A substantial six-bedroom semi-detached family home located on the sought-after Trueway Road. Offering generous living accommodation across three floors, the property features multiple reception rooms, a large kitchen diner, driveway, garage access, and a spacious rear garden.

Entrance Hall

Door to the front and radiator.

W C

Window to the side and WC.

Reception Room One

Bay window to the front and radiator.

Reception Room Two

French doors to the rear and radiator.

Kitchen

Fitted kitchen comprising of wall and base units with work surfaces over, sink drainer unit, radiator and space for appliances. Door to the front and door to the garage

Wet Room

With panelled walls, shower, hand wash basin and radiator.

First Floor Landing

Stairs rising from the ground floor

Bedroom One

Bay window to the front and radiator

Bedroom Two

Window to the rear fitted wardrobe and radiator

Bedroom Three

Window to the front and radiator

Bedroom Four

Window to the rear and radiator

Bedroom Five

Window to the front and radiator

Bathroom

Window to the rear, corner bath,, WC and radiator

Second Floor Landing

Stairs rising from the first floor

Bedroom Six

two velux windows to the rear, one velux window to the front and radiator

Front & Rear Of Property

To the front of the property is a driveway leading to the integral garage. To the rear of the property is a garden laid to lawn with a patio.

Agents Note

We have been unable to verify if Building Regulation Certification has been provided for the loft conversion to the property. We ask that you satisfy yourself in this regard before proceeding





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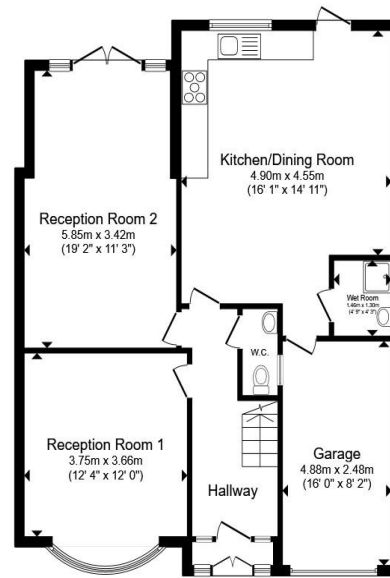
- Six-bedroom semi-detached
- Popular Ways development, Evington
- Two reception rooms & large kitchen diner
- Ground-floor WC and wet room
- Driveway, garage access & rear garden

Tenure: Freehold EPC Rating: C

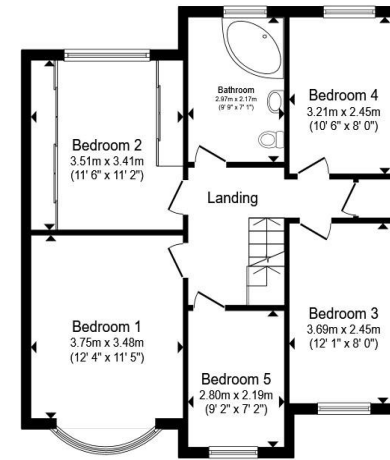
Council Tax Band: E

offers in the region of

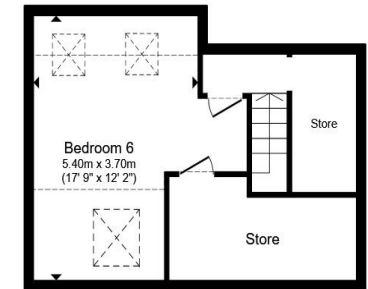
£600,000



Ground Floor



First Floor



Second Floor

Total floor area 187.9 m² (2,022 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:
LHS120807 - 0004

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