

## Danelaw Court Paddock Way, Leicestershire, LE10 0NU

We are pleased to welcome to the market this modern two bedroom apartment positioned in a private gated entry. The property provides good access for all local amenities and all major ring roads. The apartment internally comprises of entrance hallway, modern bathroom with shower over, two bedrooms and open plan kitchen living accommodations. The property benefits from security intercom, efficient electric heating and double glazing. The apartment is finished to a high standard and an internal viewing is highly recommended to appreciate the property on offer

**£845 Per Month**

# Danelaw Court Paddock Way

Hinckley, Leicestershire, LE10 0NU



- POPULAR LOCATION
- TWO DOUBLE BEDROOMS
- EPC RATING B
- VIEWING ADVISED
- BATHROOM WITH SHOWER OVER
- COUNCIL TAX BAND C
- OFFERED UNFURNISHED
- MODERN FITTED KITCHEN
- PARKING SPACE AN ADDITIONAL £50.00 PCM

FRONT ELEVATION

ENTRANCE HALLWAY

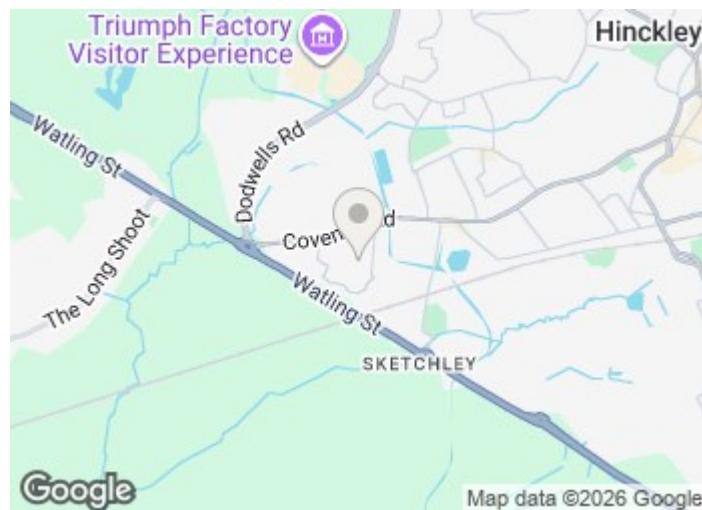
OPEN PLAN

LOUNGE/KITCHEN/DINER

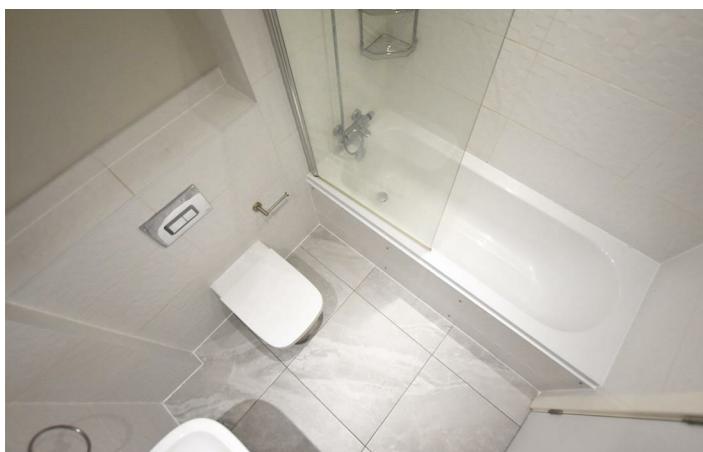
BATHROOM WITH SHOWER  
OVER

BEDROOM ONE

BEDROOM TWO



Directions



## Floor Plan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs (92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions (92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	