





A1

MELTON ROAD
LEICESTER
LE4 5EA

£1,000 Per Month

FEATURES

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SETHS

0 Bedroom A1 located in Leicester

TO LET – Prominent Retail / Office Premises
£1,000 Per Calendar Month

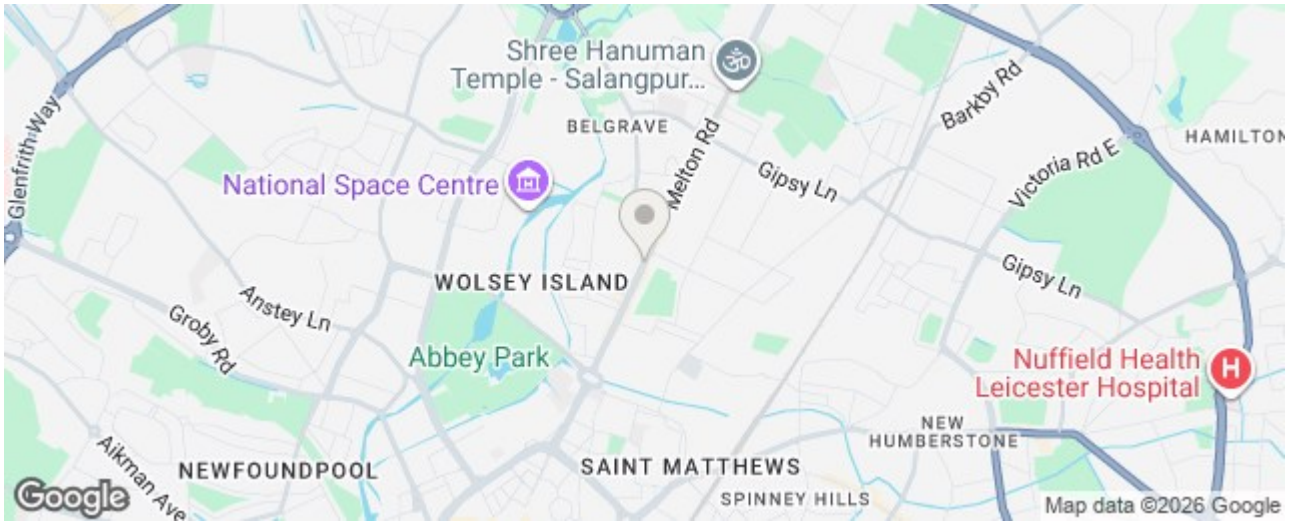
Available for a 6 Month Term
Melton Road, Leicester, LE4 5LS

A highly prominent ground floor retail/office premises occupying a corner position at the busy junction of Melton Road and Loughborough Road, approximately 1.3 miles north of Leicester City Centre.

Location:
The property benefits from excellent visibility and passing trade, positioned on Melton Road — a key arterial route connecting the A46, Leicester Ring Road and City Centre. The surrounding area is well served by established retailers and food operators, making the premises suitable for a variety of uses.

Description:
The accommodation comprises a substantial ground floor retail unit with ancillary space. Further accommodation is provided at first floor and basement level, suitable for offices, storage or staff facilities.
WC facilities are included.

Accommodation (Approx.)

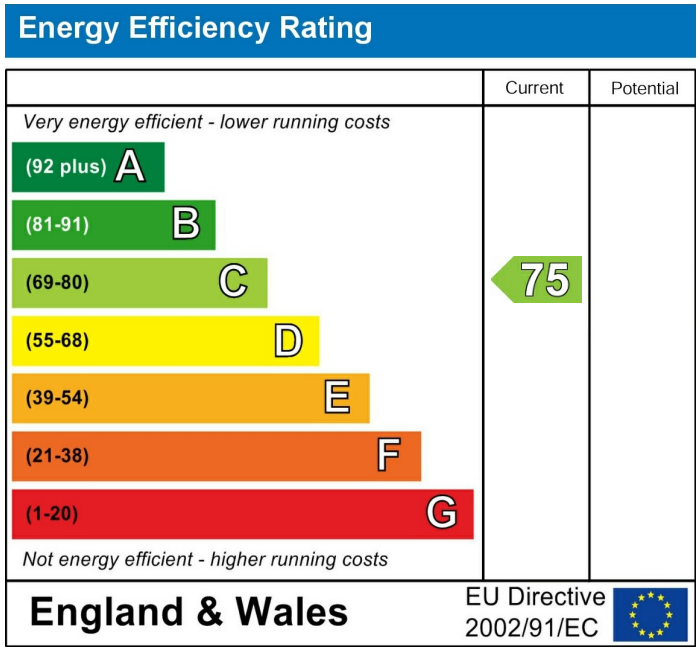


Call us on

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www.seths.co.uk

Council Tax Band



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

SETHS