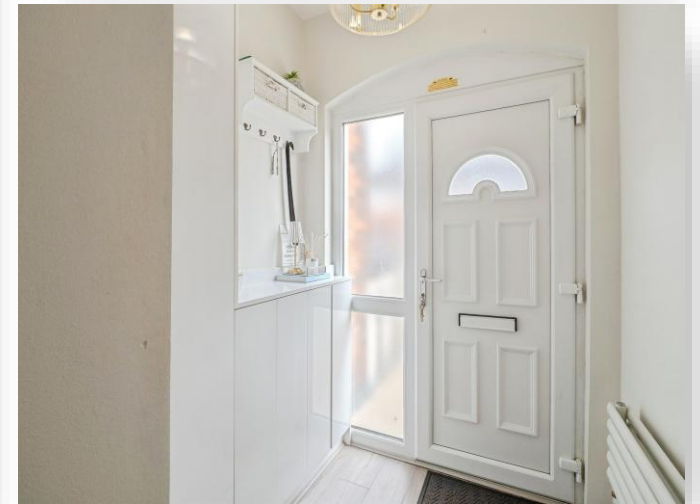




Dunholme Road, Leicester LE4 9BW

welcome to

Dunholme Road, Leicester

A three-bedroom terraced home situated in the popular Northfields. Offering two double bedrooms, a single bedroom, a fitted kitchen with utility room, wet room, off-road parking and a timber outbuilding, this property is ready to move straight into with minimal work required

Entrance Hall

Storage cupboard.

Lounge

Double glazed window to the front and patio door.

Kitchen

Fitted kitchen comprising of wall and base units with work surfaces over, sink drainer unit, integrated oven and hob. Double glazed window to the rear

Utility Room

Base units with work surfaces over, tiled floor and access to the garden.

First Floor Landing

With stairs rising from the ground floor.

Bedroom One

Double glazed window to the rear.

Bedroom Two

Double glazed window to the front.

Bedroom Three

Fitted wardrobes and worktops.

Wet Room

Shower, WC, hand wash basin and tiled floor.

Front & Rear Of Property

To the front of the property is a driveway. To the rear of the property is an easy to maintain garden.





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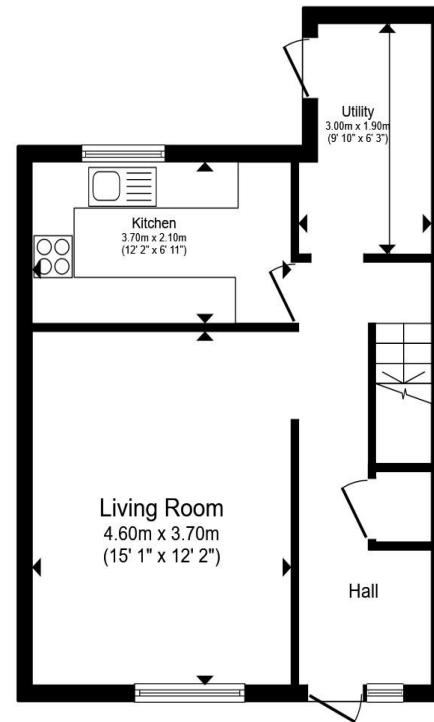
- Mid Terraced
- Three Bedrooms
- Driveway for Multiple Vehicles
- Utility Room & Wet Room
- Well Maintained Throughout

Tenure: Freehold EPC Rating: C

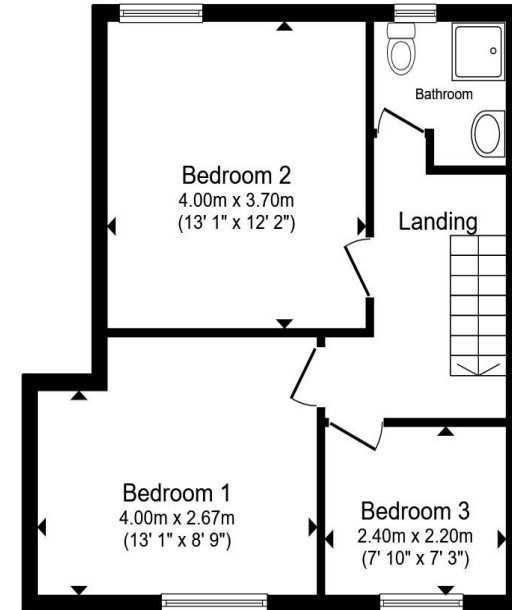
Council Tax Band: A

offers over

£280,000



Ground Floor



First Floor

Total floor area 86.9 m² (935 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:
LHS120676 - 0004

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.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


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