



**Millwood Close, Leicester LE4 2PX**

**welcome to**

## **Millwood Close, Leicester**

A well-presented ground floor two-bedroom flat on Millwood Close. The property boasts a spacious living area, a recently refurbished kitchen and bathroom, two double bedrooms, and a rear garden leading to a communal space. An ideal opportunity for first-time buyers or investors.

### **Entrance Hall**

With radiator.

### **Lounge**

Window to the rear, wooden flooring and radiator.

### **Kitchen**

Fitted kitchen comprising of wall and base units with work surfaces over, sink drainer unit, radiator, integrated oven, hob, extractor fan and dishwasher. Window to the front.

### **Bedroom One**

Window to the rear and radiator.

### **Bedroom Two**

Window to the front and radiator.

### **Bathroom**

Window to the rear and radiator. walk in shower, WC, vanity hand wash basin, radiator towel rail and fully tiled. Window to the front.

### **Rear Of Property**

To the rear of the property is a private garden which leads out to a communal outdoor space





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## Millwood Close, Leicester

- Ground floor flat
- Two double bedrooms
- Modern kitchen & bathroom
- Wooden-floored living space
- Rear garden & communal area

Tenure: Leasehold EPC Rating: C

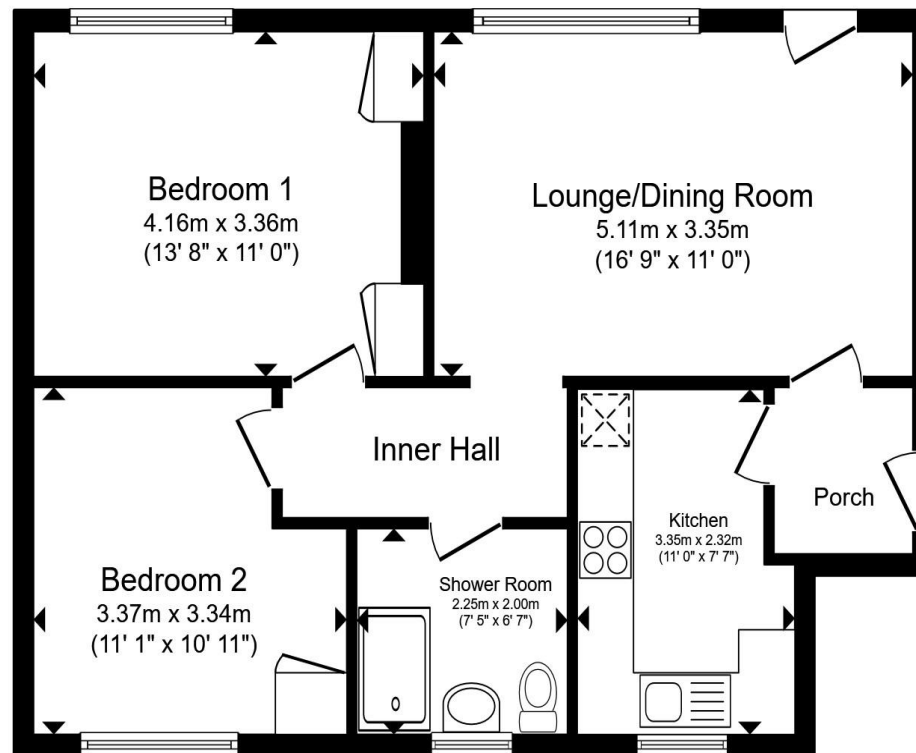
Council Tax Band: A Service Charge: 984.00

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jun 2020. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in the region of

**£125,000**



Total floor area 61.7 m<sup>2</sup> (664 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](http://www.propertybox.io)



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Property Ref:  
LHS120837 - 0004

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