



**The Circle, Leicester LE5 5GD**

**welcome to**

## **The Circle, Leicester**

Four bedroom semi-detached house for sale in Evington, Leicester. Central heating, double glazing, fitted kitchen with integrated gas hob and oven and under floor heating in the kitchen, garden with decking and a driveway to the front



## **Entrance Hall**

Door to the front.

## **Lounge/Diner**

22' 4" x 11' 4" ( 6.81m x 3.45m )

Double glazed french doors to the rear and radiator.

## **Reception Room Two**

11' 4" x 11' 2" ( 3.45m x 3.40m )

Double glazed bay window to the front and radiator.

## **Kitchen**

18' x 11' 9" ( 5.49m x 3.58m )

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

## **Utility Room**

Space for washing machine and tumble drier.

## **W C**

With WC, hand wash basin and towel rail.

## **First Floor Landing**

With stairs rising from the ground floor.

## **Bedroom One**

12' 2" x 10' 10" ( 3.71m x 3.30m )

Double glazed window to the rear and radiator.

## **Bedroom Two**

11' 3" x 11' ( 3.43m x 3.35m )

Double glazed window to the front and radiator.

## **Bedroom Three**

8' 6" x 8' ( 2.59m x 2.44m )

Double glazed window to the front and radiator.

## **Bathroom**

Double glazed window to the rear, shower cubicle,

WC, hand wash basin and towel rail.

## **Second Floor Landing**

With stairs rising from the first floor.

## **Bedroom Four**

16' 4" x 15' 9" ( 4.98m x 4.80m )

Double glazed window to the rear, fitted wardrobes and radiator.

## **Front & Rear Of Property**

To the front of the property is a large driveway providing ample parking space. To the rear of the property is a decked garden.



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## The Circle, Leicester

- Four Spacious Bedrooms
- Fitted kitchen
- Rear Garden
- Central Heating & Double Glazing
- Driveway For Off Road Parking

Tenure: Freehold EPC Rating: C

Council Tax Band: B

offers over

**£390,000**



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Property Ref:  
LHS120036 - 0005

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