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61 Hall Road, Leicester, LE7 9SY
Offers in excess of £330,000

* NO ONWARD CHAIN *

A traditional semi-detached home offered for sale with vacant possession, situated in the popular village of Scraptoft. The property offers well-proportioned accommodation arranged over three floors, including a lounge, kitchen/diner, utility room, WC, four bedrooms and a family bathroom, together with a fifth bedroom on the second floor.

To the rear, the property benefits from open aspect views, providing an attractive outlook and a welcome sense of space. Driveway parking.

The property enjoys a convenient location, with a range of local amenities, shops and everyday services within easy reach, as well as access to Leicester city centre and the surrounding areas via nearby road links and public transport connections.





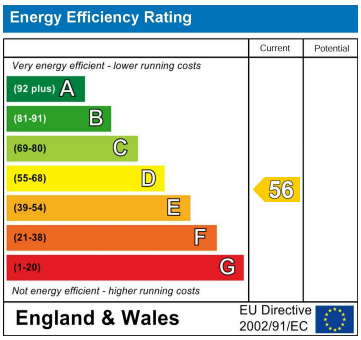


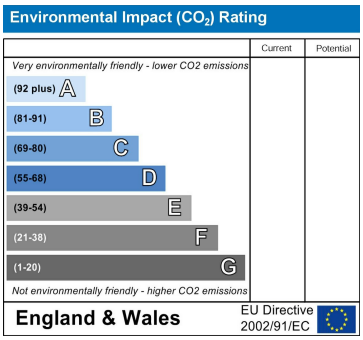
Disclaimer

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 will be no delay in agreeing the sale.
2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.
3. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.
4. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.
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Section 21

Under the terms of the Estate Agency Act 1979 (section 21) please note that the Vendor of this property is a staff member of the Goodmove Group.











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Ground Floor 4320 Park Approach, Thorpe Park, Leeds, LS15 8GB
Tel: 0113 892 1166
sales@goodmove.co.uk
www.goodmove.co.uk