CASTLE ESTATES

1982

A RARE OPPORTUNITY TO RENT A SECOND FLOOR THREE BEDROOM DUPLEX - LIVING KITCHEN. THREE BEDROOMS. EN-SUITE. BATHROOM. COMMUNAL PARKING.



THE MOORINGS COVENTRY ROAD HINCKLEY LE10 0QG

£975 PCM

- Communal Hall, Stairs & Landing
- Living/Dining Room
- Master Bedroom & Ensuite
- Contemporary Fitted Bathroom
- Waterside Location
- Private Inner Hallway
- Modern Fitted Kitchen
- Two Further Bedrooms
- Communal Parking
- Available July

CASTLE ESTATES 1982

112 Castle Street, Hinckley, Leicestershire. LE10 1DD
info@castles-online.co.uk - 01455 617997
www.castles-online.co.uk

A rare opportunity to rent a spacious and well-presented three-bedroom second-floor duplex apartment, situated within the highly sought-after waterside development of The Moorings, off Coventry Road, Hinckley.

The accommodation comprises a private entrance hall, spacious lounge/dining area, fitted kitchen, balustraded landing, master bedroom with en-suite, two further bedrooms and family bathroom. The property also benefits from communal parking.

Available from the beginning of November 2026.

VIEWING
By arrangement through the Agents.

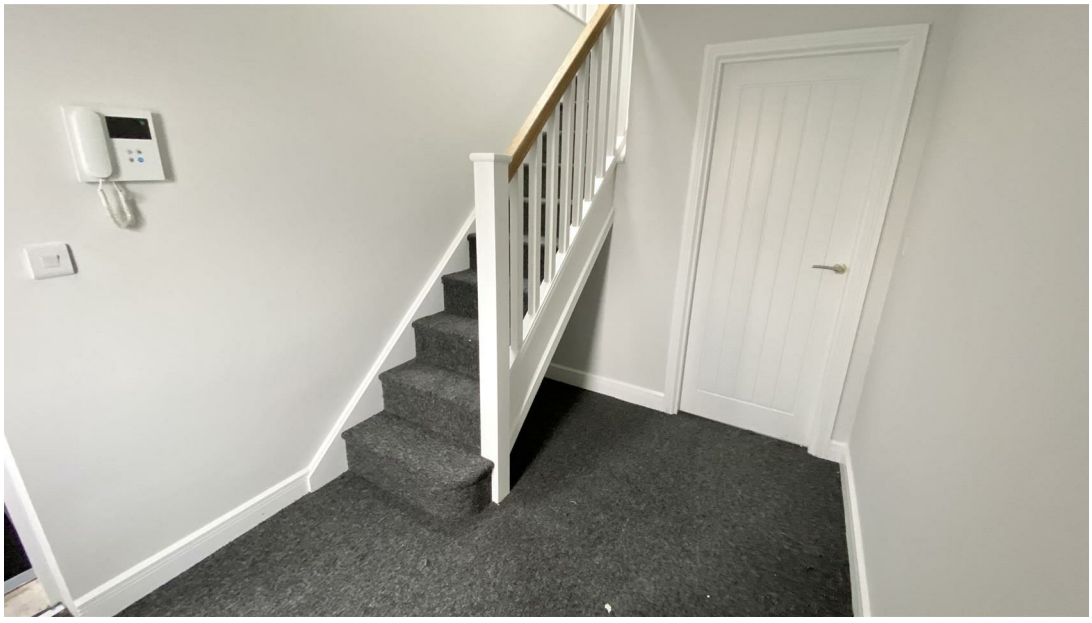
DESCRIPTION
A newly built luxury three bedroomed waterside duplex in sough after location.

This property enjoys modern open plan living kitchen with feature arch windows, private side entrance, three good sized bedrooms, inner hallway, fitted white bathroom.

This property is in the ideal location for commuters being close to Hinckley town centre, Hinckley train station, M69 and A5. More specifically the well planned electrically heated, uPVC double glazed accommodation comprises:

COMMUNAL HALL, STAIRS AND LANDING
leading to second floor landing.

PRIVATE INNER HALL
10'5" x 6'10" (3.2m x 2.1m)
Having intercom security/telecom system and spindle balustraded staircase.



LOUNGE/DINING ROOM

20'11" x 20'0" (6.4m x 6.1m)

Having two windows overlooking the canal basin and double French doors opening onto Juliette balcony and useful storage space. Square archway to Kitchen.



KITCHEN

12'9" x 10'5" (3.9m x 3.2m)

having an attractive range of mid grey gloss contemporary fitted units including base units, drawers and wall cupboards, butcher block effect work surfaces and upstand, inset single drainer stainless steel sink with mixer tap, four ring ceramic hob with splashback and extractor hood over, built in electric oven and grill, space for fridge, space and plumbing for washing machine, inset LED ceiling lighting, under floor heating, breakfast bar and built in electric boiler for central heating and domestic hot water.



L SHAPED LANDING

Having feature balustrading and central heating radiator.

BATHROOM

Having white suite including P ended bath with shower mixer, vanity unit with wash hand basin, integrated low level w.c. shaver point, LED lighting and ladder heated towel rail.

MASTER BEDROOM

13'1" x 11'9" (4m x 3.6m)
having vellux double glazed roof light, central heating radiator and wall mounted tv aerial point.



ENSUITE SHOWER ROOM

Having fully tiled shower cubicle with drencher shower over, vanity unit with wash hand basin, low level w.c., extractor fan, LED lighting, shaver point and ladder style heated towel rail.



BEDROOM TWO

14'5" x 10'2" (4.4m x 3.1m)
Having central heating radiator and vellux roof light.



BEDROOM THREE

9'10" x 6'2" (3m x 1.9m)
Having central heating radiator and vellux roof light.

OUTSIDE

Communal Parking

CANAL



FEES

One month rent upfront

PLUS

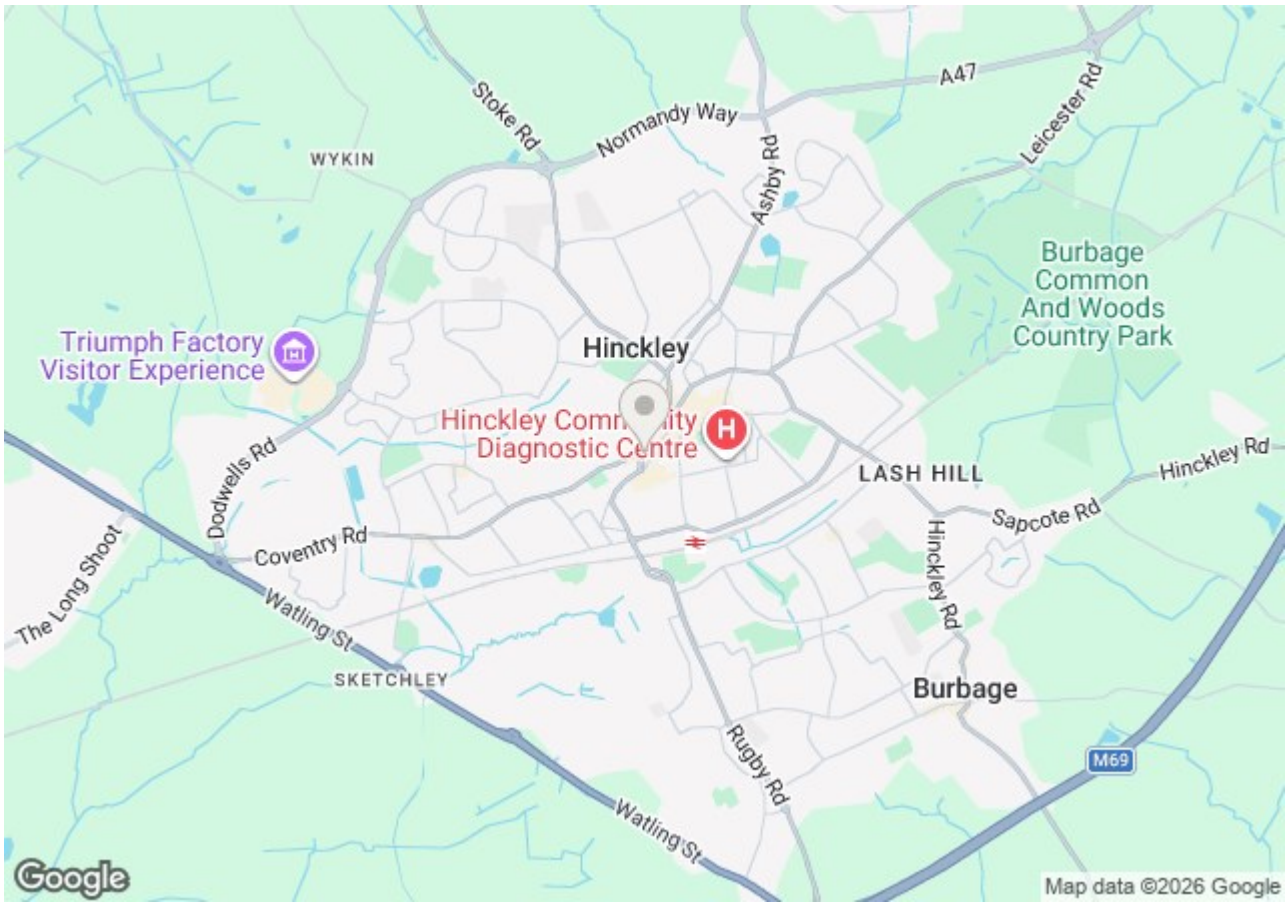
Deposit = 5 Weeks rent

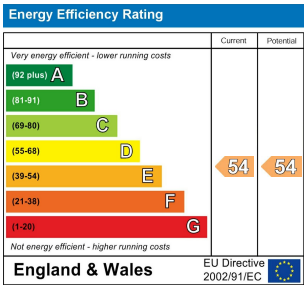
Energy Efficiency Rating

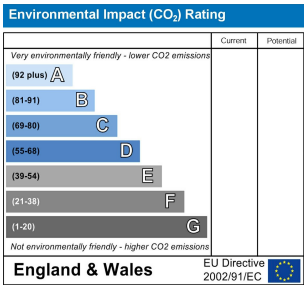
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	54	54
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO_2) Rating

	Current	Potential
Very environmentally friendly - lower CO2 emissions		
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PLEASE NOTE

These particulars are produced in good faith as a general guide only and do not constitute any part of a contract. Intending purchasers should make their own inspection and enquiries in order to satisfy themselves of their authenticity and no responsibility is accepted for any errors or omissions herein. No person in the employment of Castle Estates has any authority to make any representation or warranty in relation to this property.

FIXTURES AND FITTINGS

Specifically excluded unless mentioned in these details but may be available by separate negotiation if required. Telephones and points (where fitted) are subject to the service providers regulations.

OFFER PROCEDURE

As we have an obligation to our Vendor Client to ensure that any offers made for this property can be substantiated one of our financial services representatives will contact you to qualify your offer.

ADDITIONAL NOTES

Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you please contact the office and we will be please to check the information for you. The agent has not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from the solicitor or surveyor. All measurements quoted are approximate and are for guidance purposes only. Purchasers are advised to check all measurements critical to requirements.

BUSINESS HOURS

Monday to Friday 9.00 am till 5.30 pm & Saturday 9.00 am to 13.00 pm