



100 Ashby Road, Hinckley, LE10 1SN
£145,000



2



1



2



*** NO CHAIN *** RH Homes and Property are pleased to offer a character, traditional two bedroom bay fronted semi detached house in a prime setting of the town, which is in need of some modernising of the potential home it will be. The house briefly comprises an Entrance Hall, Lounge, Kitchen/Diner, Landing, Two Double Bedrooms, and Bathroom. Gas central heating and UPVC double glazing throughout with excellent traditional sized front and rear plot. *** NO CHAIN ***

Council Tax - B

Entrance Hall

Lounge

11'9 x 13'3 into bay (3.58m x 4.04m into bay)

Kitchen/Diner

15'4 x 8'11 (4.67m x 2.72m)

Landing

Bedroom One

11'10 x 11'0 (3.61m x 3.35m)

Bedroom Two

9'3 x 9'8 (2.82m x 2.95m)

Bathroom

5'9 x 6'7 (1.75m x 2.01m)







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Total Area: 61.1 m² ... 658 ft²

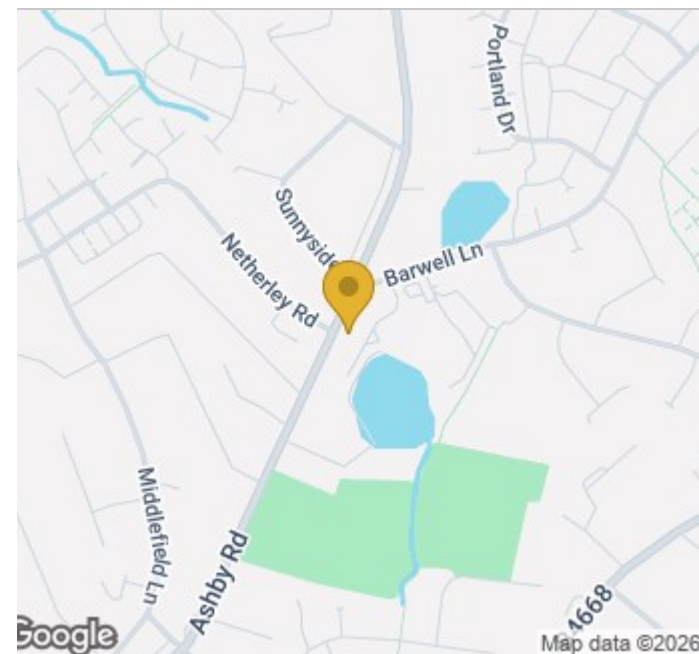
All measurements are approximate and for display purposes only

Viewing

Please contact our RH Homes and Property Office on 01455 633244 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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Leaving Hinckley along the Ashby Road as if towards Market Bosworth, continue along the road passed the cemetery and Ashby Tavern Public house where the property is situated on the right hand side easily identified by the RH Homes & Property for sale board. For SATNAV users the postcode of the property is LE10 1SN.

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

