

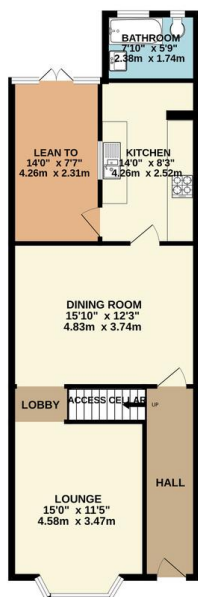
FOR SALE

3 Bed Town House in Derby Road, Hinckley LE10 1QF
£189,950

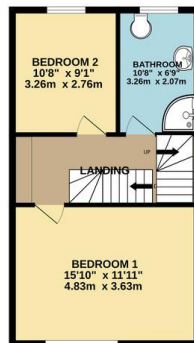
Situated on the ever-popular Derby Road in Hinckley, this immaculate three-storey home offers beautifully presented accommodation throughout, including a useful cellar. Finished to an exceptional standard from top to bottom, the property provides spacious and versatile living ideal for first-time buyers or growing families. Conveniently located within close proximity to local amenities, shops and Hinckley town centre. Early viewing is highly recommended – contact Phillips George to arrange your appointment.



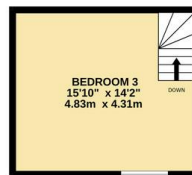
GROUND FLOOR
728 sq.ft. (67.7 sq.m.) approx.



1ST FLOOR
484 sq.ft. (42.2 sq.m.) approx.

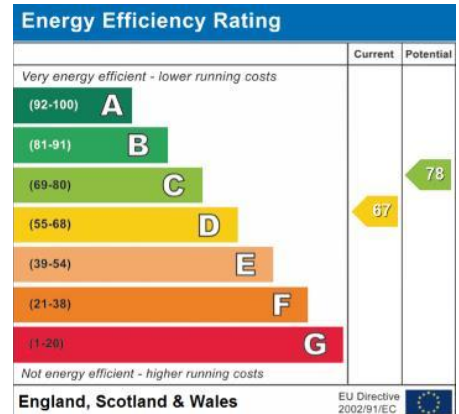


2ND FLOOR
224 sq.ft. (20.8 sq.m.) approx.



TOTAL FLOOR AREA: 1406 sq.ft. (130.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix 12/2025



- Three Storey Accommodation
- Immaculate Throughout
- Stylish Loft Conversion
- Useful Cellar Storage
- Two Reception Rooms
- Modern Fitted Kitchen
- Two Bathrooms
- Ideal First Time Purchase

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

