



6 Albion Street
, South Wigston, LE18 4SA
£230,000



No upwards chain! Aston & Co are delighted to offer this well presented three bedroom semi detached house on Albion Street in the heart of South Wigston. The property offers good room sizes throughout and is the perfect family home.

The accommodation briefly comprises: Entrance hall, lounge and kitchen/diner with utility area on the ground floor, whilst on the first floor are three bedrooms and family bathroom. The property has gas central heating, off road parking, a good size rear garden & a detached garage space.

The property stands in a great location, with plenty of local amenities , all within walking distance such as the local Tesco Superstore, Morrisons Daily, local shops the local train station and the option of primary & secondary schools along with the South Leicestershire College.

Early internal viewing is essential to avoid disappointment.

- Three Bedrooms
- Semi-Detached Home
- No Upwards Chain!
- Gas Central Heating & Upvc Double Glazed
- Garage & Off Road Parking
- Enclosed Rear Garden Space
- Spacious Kitchen
- Internet - Standard, Superfast & Ultrafast - see ofcom checker.
- Council Tax Band C
- EPC Rating D



Location

South Wigston is located approximately 3 miles south east of Leicester City Centre. The location is convenient for local shops, supermarket, train station, access to Leicester City Centre, Fosse Park Shopping Centre and the motorway network. Local Schools include Rolleston Primary School, Eyres Monsell Primary, The Samworth Academy, Sir Jonathan North College and South Wigston High School and the South Warwickshire North Leicestershire College (Wigston Campus) is just a short walk away.

Draft Details Awaiting Vendor Approval

Lounge

18 x 13'1 (5.49m x 3.99m)

Kitchen

14'8 x 13'3 (4.47m x 4.04m)

Bedroom One

13'1 x 10 (3.99m x 3.05m)

Bedroom Two

10 x 11'9 (3.05m x 3.58m)

Bedroom Three

10'2 x 7'8 (3.10m x 2.34m)

Bathroom

5'9 x 5'11 (1.75m x 1.80m)

Outside

Financial Services

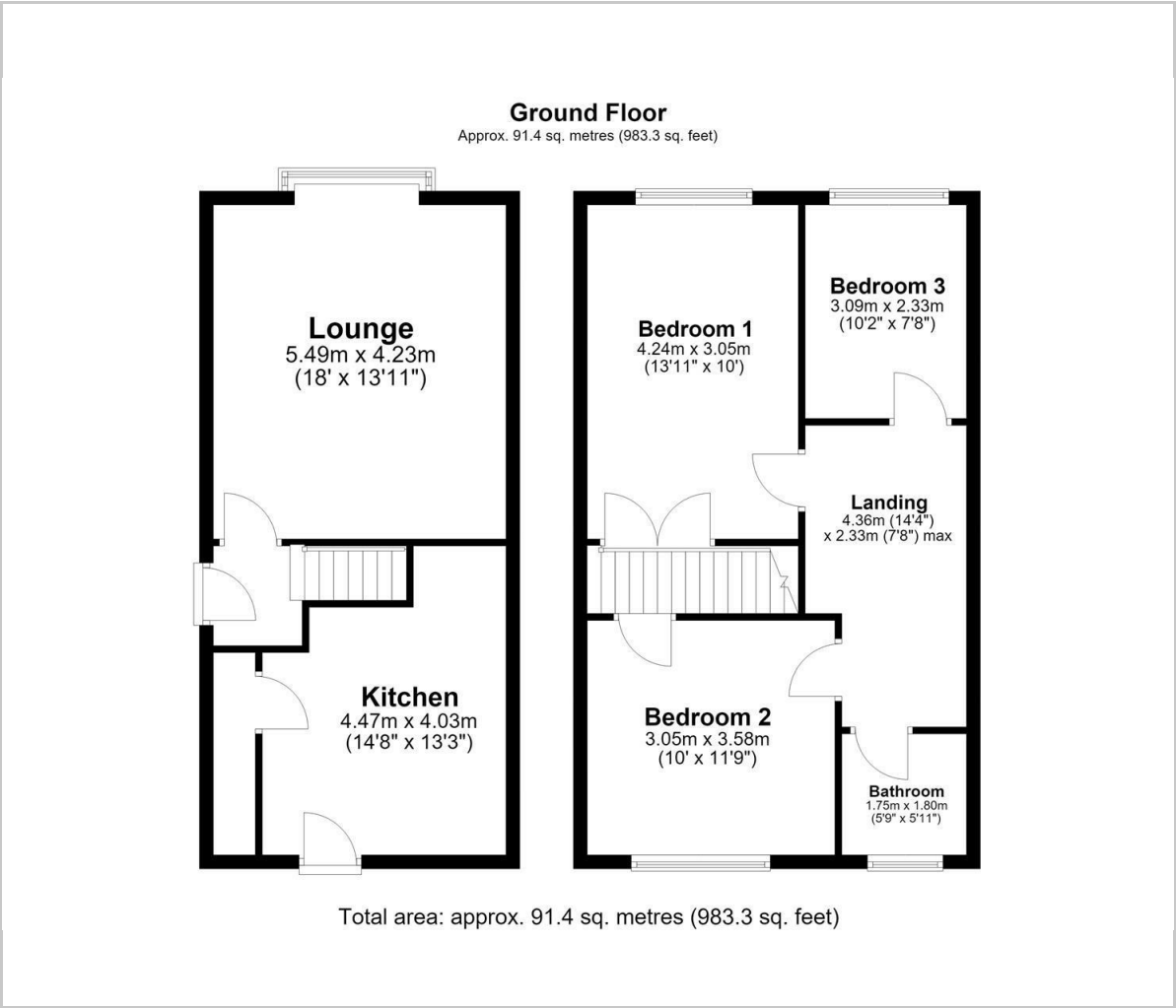
Do you require any assistance with a mortgage? We have an in house mortgage adviser who has a whole of market lender panel to tailor the best product for each individual. If you are wanting to get some advice on borrowing, give our office a call on and we can arrange an appointment at a convenient time that suits you.

Valuation?

Are you looking to sell your own home? We would be delighted to provide you with a free market appraisal/valuation of your own property. Please contact Aston & Co on and one of the team will happily arrange an appointment.



Floor Plan



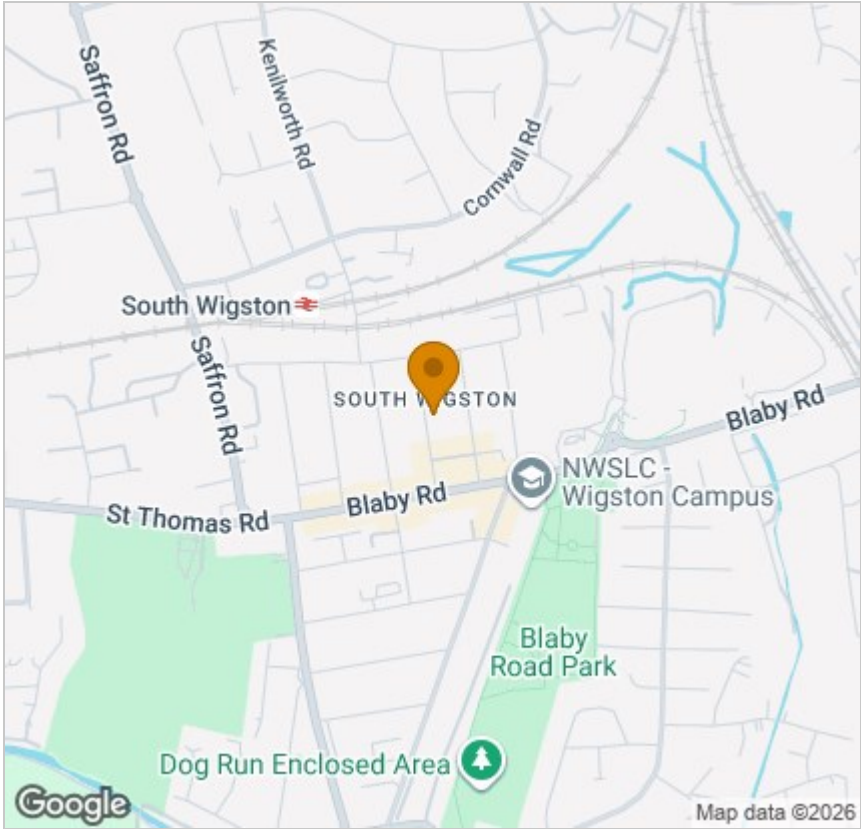
Viewing

Please contact our Wigston Sales Office on 0116 2883872 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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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Area Map



Energy Efficiency Graph

