

AVAILABLE



Room

FOSSE ROAD SOUTH  
LEICESTER  
LE3 0QD

£450 Per Month

FIRST MONTHS RENT HALF PRICE

### FEATURES

- 1st Floor Room
- 2 Kitchens
- Shared Bathroom and Toilet
- Close to Tesco Express
- House of Multiple Occupation (HMO)
- 1 Brand New Kitchen
- Excellent Location
- Easy access to Narborough Road and Hinckley Road



 **SETHS**

# 1 Bedroom Room located in Leicester

\*\*\* FIRST MONTHS RENT HALF PRICE & ALL BILLS INCLUDED \*\*\*

\*\*No Deposit Option Available\*\*

Seths are proud to market this Room within a House of Multiple Occupation (HMO) on Fosse Road South in the Westcotes area of Leicester.

The property is conveniently located with easy links to the Motorway, close to Narborough Road and Leicester City Centre.

Upon entering the building, there is the Entrance Door and a Flight of Stairs to the Room. The Entrance Door opens into a Furnished Room, inclusive of a Bed, Wardrobe, Desk and Chair.

Within the HMO, there is a Shared Bathroom/Utility Room and a separate W.C. and 2 Kitchens (1 Kitchen has been NEWLY REFURBISHED and consists of Wall and Base Units with Worktop Over, Sink, Integrated Electric Hob and Electric Oven, Fridge Freezer and a Breakfast Bar with Stools).

Rent: £450PCM

Security Deposit: £515

Tenancy Length: 6 Months

Council Tax Band: N/A - ALL BILLS INCLUDED

Pets may be considered at the landlord's discretion and will be subject to a higher rent.



Call us on

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[let@seths.co.uk](mailto:let@seths.co.uk)

[www.seths.co.uk](http://www.seths.co.uk)

Council Tax Band

Exempt

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and 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.

 **SETHS**