

156 Barrow Road

Sileby, Loughborough

This two-bedroom period property is offered with no upward chain, making it an ideal purchase for first-time buyers or investors seeking a rental opportunity. The property has been successfully rented out for the last ten years. The property features uPVC double glazing and gas central heating throughout and the accommodation comprises lounge, a fitted dining kitchen, two well proportioned bedrooms, and bathroom with a white three piece suite. The house also benefits from useful brick out stores, providing additional storage space.

To the front of the property, there is a raised patio style garden and the rear of the house is accessed via a shared courtyard, and garden beyond leading to a combination of patio and slated area. Three outbuildings are positioned to the left of the garden, offering storage or workspace options.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- No Upward Chain
- uPVC Double Glazing
- Gas Central Heating
- Brick Out Stores
- Ideal FTB/ Rental Purchase
- Two Bedrooms



DETAILED ACCOMMODATION

uPVC double glazed door through to the lounge.

LOUNGE

Dimensions: 3.25m x 3.00m (10'8" x 9'10"). uPVC double glazed window to the front elevation, radiator, wood effect flooring, fireplace with brick arched feature. Access to inner lobby.

INNER LOBBY

Inner lobby has access to the dining kitchen.

DINING KITCHEN

Dimensions: 3.25m x 2.95m (10'8" x 9'8"). Single drainer stainless steel sink unit with cupboards under and a matching range of base units with work surfaces over, draws and cupboards under with complimentary wall mounted eye level cupboards, feature built in cooker and four ring ceramic gas hob, set in chimney breast with feature exposed brick and tiled splash backs, plumbing for washing machine, tiled flooring, stable style door to rear, uPVC double glazed window and open stairs leading to first floor accommodation.

BEDROOM ONE

Dimensions: 3.25m x 3.00m (10'8" x 9'10"). Radiator and uPVC double glazed window.

BEDROOM TWO

Dimensions: 3.25m x 2.95m (10'8" x 9'8"). Radiator, uPVC double glazed window and built in cupboard housing central heating boiler.

BATHROOM

Dimensions: 2.13m x 1.52m (7'0" x 5'0"). White modern suite which comprises: panelled bath with shower over, pedestal wash hand basin, low level WC, heated towel rail, uPVC double glazed window and tiled splash-backs.







GARDEN

To the front there is a raised patio garden. To the rear is a patio and slated area accessed from a shared rear courtyard. Three out buildings to the left of the garden (accessed by a right of way/ easement from the neighbours pathway). There is a timber deck area with rope rail and grassed area beyond.

On street parking



Ground Floor



First Floor





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