



Aylestone Road, Leicester LE2 8TA

welcome to

Aylestone Road, Leicester

A deceptively spacious end-terrace on Aylestone Road featuring a bright bay-fronted lounge, dining room, fitted kitchen with integrated appliances, utility room, two bedrooms (one with balcony and canal views), a family bathroom, rear garden, and a resurfaced driveway for multiple cars

Entrance Hall

With radiator Walk in pantry, understairs cupboard. Side door with vestibule leading to living room, downstairs toilet and store room.

Lounge

Bay window to the front, window to the side and radiator. Oak floor surround with inlaid carpet. Tiled fireplace.

Dining Room

Window to the side and radiator.

Kitchen

Fitted kitchen comprising of wall and base units with work surfaces over, sink drainer unit, radiator, laminated flooring, integrated oven, hob and extractor fan. Window to the rear.

Utility Room

French doors to the rear.

First Floor Landing

Window to the rear.

Bedroom One

Window to the side, French doors leading to a balcony, fitted wardrobes.

Bedroom Two

Window to the rear, window to the side, fitted wardrobes and radiator.

Bathroom

Window to the front, bath with shower over, WC, hand wash basin, radiator, fully tiled and loft access.

Agents Note

Please note that an AML fee is chargeable to the

buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





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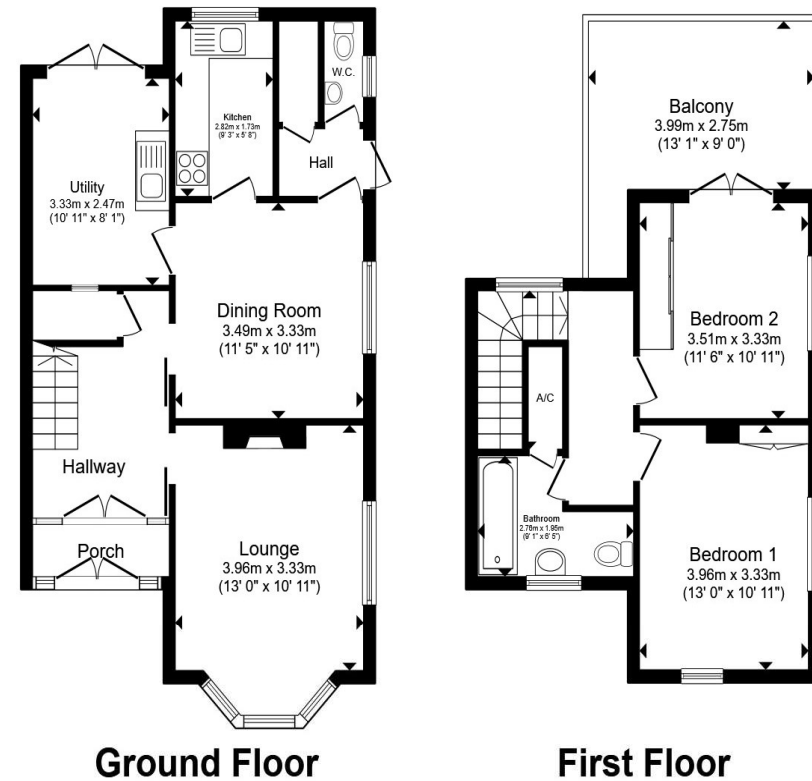
- Deceptively spacious home
- Bay-fronted lounge
- Balcony with canal views
- Kitchen with appliances + utility
- Multi-car driveway

Tenure: Freehold EPC Rating: D

Council Tax Band: B

offers over

£220,000



Total floor area 89.6 m² (965 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io


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Property Ref:
LHS120908 - 0015

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