



MYRTLE ROAD

£1,095 PER MONTH

A three bed roomed mid terraced house situated in particularly sought after and conveniently located suburb of Leicester. This property is well presented and recently refurbished with gas central heating and pvc double glazing. The accommodation comprises of front door opening into a generous open plan lounge / dining with stairs off to first floor, tiled floor. There is a modern kitchen with a range of units, free standing oven and hob, washing machine and a rear lobby to wet room, fully tiled with large shower area, wc and wash hand basin. On the first floor there are two double bedrooms and a smaller bedroom located directly off bedroom two. Outside there is a rear yard/ garden. Council tax band A.

**MOORE
& YORK**



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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/tenants are advised to recheck the measurements

Leicester
61 Granby Street
Leicester
Leicestershire
LE1 6FB

01162 756360
enquiries@mooreandyork.co.uk

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