



Metropolitan Apartments Lee Circle,Leicester LE1 3RF

welcome to

Metropolitan Apartments Lee Circle, Leicester

CASH BUYERS ONLY. OFFERED FOR SALE WITH TENANT IN SITU. TWO BEDROOM FOURTH FLOOR APARTMENT. Offers Communal entrance. Inside you will have an open plan lounge/dining room/kitchen, two bedrooms and bathroom. No Upper Chain.



Communal Entrance

Leads to all floors

Apartment Entrance Hall

With storage cupboard.

Lounge/Kitchen/Dining

26' 3" x 17' 5" (8.00m x 5.31m)

Fitted kitchen comprising of wall and base units with work surfaces over, sink drainer unit, electric heater, integrated oven, hob and extractor fan. Double glazed windows.

Bedroom One

15' 10" x 10' 2" (4.83m x 3.10m)

Double glazed window and electric heater

Bedroom Two

Double glazed window and electric heater

Bathroom

Shower cubicle, WC, hand wash basin and towel radiator.

Parking

The apartment offers an allocated parking space



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Metropolitan Apartments Lee Circle, Leicester

- Cash Buyers Only
- Tenant In Situ
- Two Bedroom Apartment
- City Centre Location
- Allocated Parking

Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: 3210.00

Ground Rent: 250.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Mar 2003. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£125,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
LHS119923 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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