ADAMS & JONES

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Service without compromise

26 Victoria Street, Fleckney, LE8 8AZ

Chain Free £185,000

An attractive Victorian end of terrace property located on this popular road in Fleckney. The village benefits from a good range of local amenities and is well positioned for the commuter for Market Harborough town, Leicester City and access to the M1/M6 motorway network.

The property briefly comprises; lounge, open plan kitchen/diner, two double bedrooms and bathroom. To the outside is an enclosed rear garden. The property is being presented through Adams & Jones with no upwards sale chain.

Please note that the property is now empty with CGI staged furniture added to the photographs.

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Every care is taken in the preparation of these particulars but their accuracy is not guaranteed nor do they constitute any part of an offer or contract. The property is offered subject to it being unsold and that all offers and negotiations are to be made and conducted through this office. All properties are offered subject to contract.

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Lounge 12'0" x 11'9" (3.66m x 3.58m)

Composite double-glazed front entrance door. UPVC double-glazed window to front. Log burner. Radiator.

Open Plan Kitchen/Diner 20'4" max / 11'9" min x 11'9" max / 6'0" min (6.20m max / 3.58m min x 3.58m max / 1.83m min)

Opaque UPVC double-glazed rear entrance door and double-glazed window to side aspect of kitchen area. Fitted with a range of wall and floor mounted kitchen units with worktops over. Ceramic sink inset. Stove style cooker. Space and plumbing for dishwasher and washing machine. Space for fridge/freezer. Cupboard housing Vaillant gas central heating boiler. Understairs storage cupboard. Radiator.

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Landing

Double-glazed window to side. Doors to bedrooms.

Bedroom One 12'0" x 12'0" (3.66m x 3.66m)

UPVC double-glazed window to front. Open wardrobe. Radiator.

Bedroom Two 11'9" x 11'8" (3.58m x 3.56m)

Double-glazed window to rear. Radiator.

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Bathroom 7'9" x 6'0" (2.36m x 1.83m)

Opaque UPVC double-glazed window to rear. WC. Wash hand basin. Panelled bath with electric shower over. Heated towel rail.

Rear Garden

Mainly laid to lawn with paved patio and pathway. Timber shed. Enclosed by fencing.

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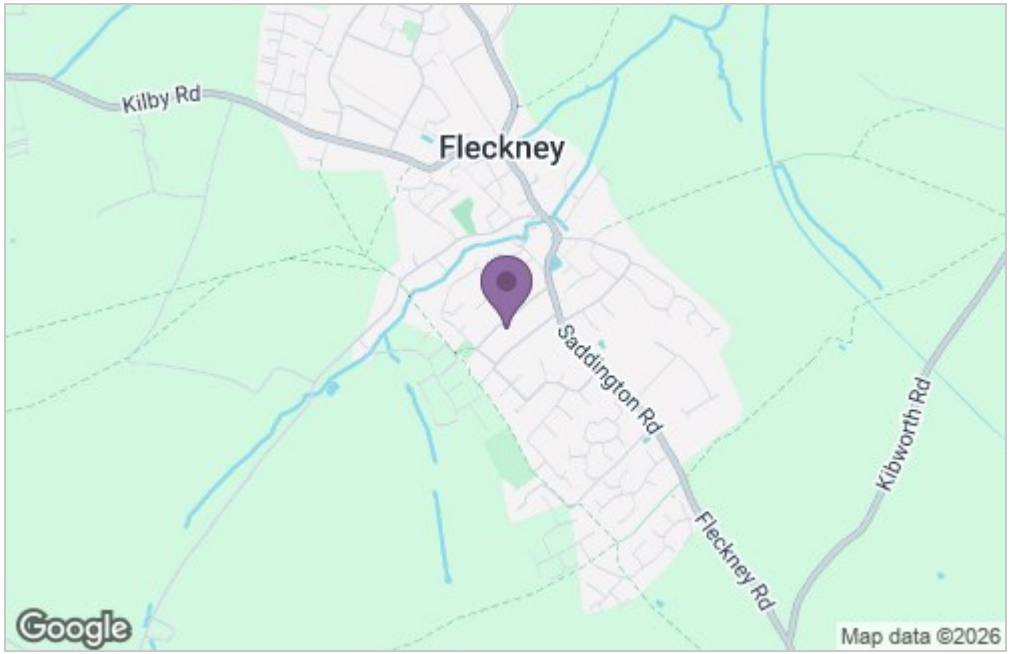
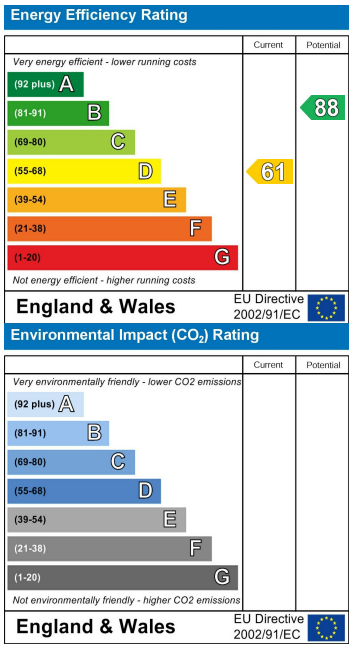
Floor Plan

Total area: approx. 70.9 sq. metres (763.0 sq. feet)

Area Map



Energy Efficiency Graph



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