NEWBY & CO
local estate agents

143 Kensington Street
Belgrave (Golden Mile), LE4 5GQ

£190,000

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143 Kensington Street

Belgrave (Golden Mile), Leicester,

A RENOVATION PROJECT IN NEED OF MODERNISATION & PRICED TO REFLECT THIS - 2 bedroom Victorian terraced house situated in prime location close to the extremely popular Belgrave Golden Mile. The property has an Aga style stove in the kitchen. The accommodation comprises on the ground floor, lounge, dining room, basic kitchen. Upstairs there is a passaged landing leading to 2 bedrooms and a bathroom. Yard to rear & outbuildings. An excellent range of shops, schools, major road links and good public transport to city centre. Offered for sale with no upward chain! Freehold. Council tax band A

Lounge

11'5" x 10'10" (3.50m x 3.32m)

Solid timber entrance door, straight from the street, timber single glazed window to front, exposed floorboards, chimney breast, meter cupboard housing both gas & electric meters.

Dining Room

11'5" x 10'9" (3.50m x 3.30m)

Accessed via a mid lobby with understairs store. Timber single glazed window to rear, self-levelling solid floor, chimney breast.

Kitchen

9'2" x 6'5" (2.80m x 1.96m)

Accessed via a rear lobby with oak original floor to ceiling cupboards and a solid timber rear door to yard. The kitchen has an aluminium window to side, basic units, stainless steel sink unit, a gas fired Rayburn stove which also powers radiator in the bathroom.

First Floor Landing

A passaged landing leading to both bedrooms and bathroom. Access to loft.

Bedroom One

11'5" x 10'11" (3.50m x 3.33m)

Single glazed timber window to front.

Bedroom Two

11'5" x 7'8" (3.50m x 2.36m)

Single glazed timber window to rear, recessed storage cupboard.

Shower Room

12'4" x 6'5" (3.78m x 1.98m)

Single glazed timber window to rear, shower cubicle, wash hand basin, wc, airing cupboard.

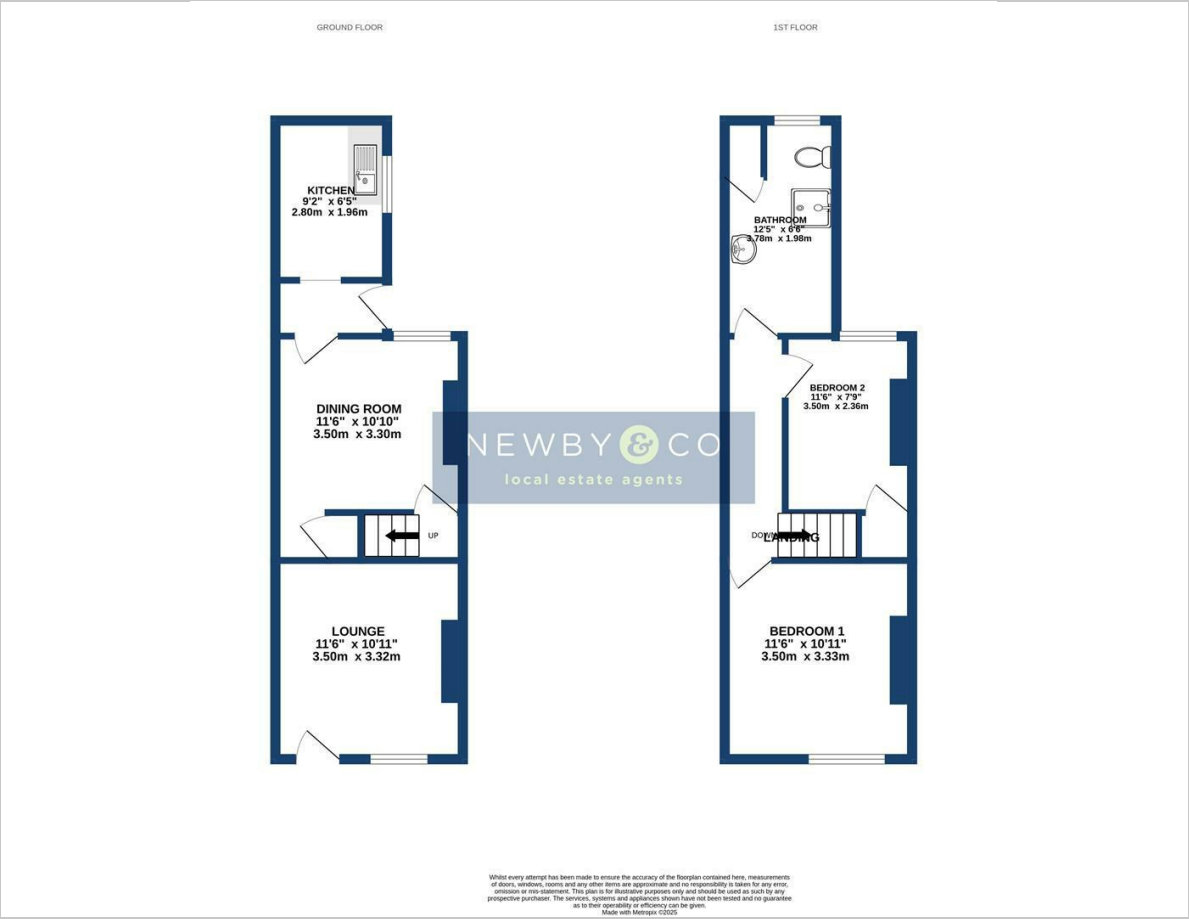
Outside

To the rear of the property is a small enclosed yard with walled boundary, gated rear access. There is a large timber shed of poor repair.
The only parking available is unrestricted street parking.

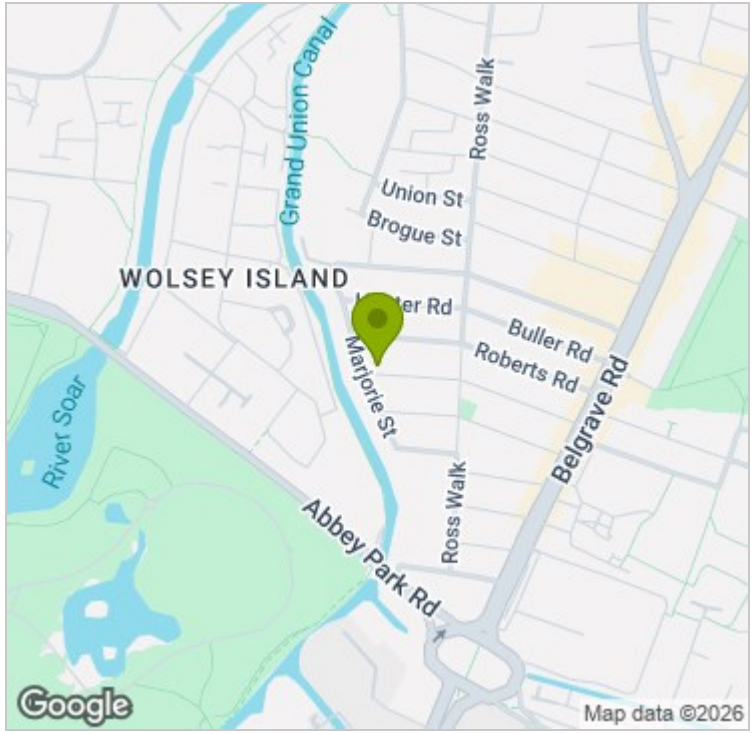
Local Authority & Council Tax Information LCC

This property falls within Leicester City Council (www.leicester.gov.uk)
It has a Council Tax Band of A which means a charge of £1,605.15 for tax year ending March 2026
Please note: When a property changes ownership local authorities do reserve the right to re-calculate council tax bands.
For more information regarding school catchment areas please go to www.leicestershire.gov.uk/education-and-children/schools-colleges-and-academies/find-a-school

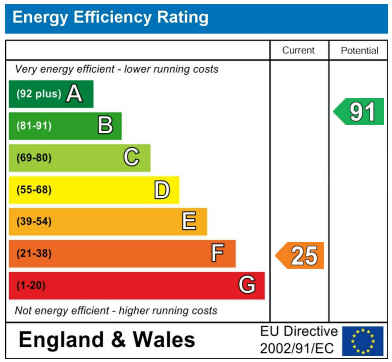
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Glenfield Office on 0116 2990 990
if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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