



Gipsy Lane, Leicester

£375,000 Freehold

Modern four-bedroom end-terrace new build offered with no upward chain. Featuring an open-plan living kitchen, driveway for two cars, rear garden and 10-year warranty.

Council Tax band: TBD

Tenure: Freehold

EPC Energy Efficiency Rating: B



0116 274 5544





Entrance Hall

Stairs to first floor, storage cupboard, wood effect flooring, inset ceiling spotlights, and radiator

Ground Floor WC

6' 0" x 3' 1" (1.82m x 0.95m)

With low-level WC, wash hand basin, tiled floor, extractor fan, and heated chrome towel rail.

L-Shaped Living/Kitchen/Dining Room

26' 3" x 25' 4" (7.99m x 7.73m)

Double glazed windows to side, front, and rear elevations; double glazed French doors to rear elevation



Kitchen Area

Stainless steel sink and drainer unit, range of wall and base units with soft touch, work surfaces over, built-in oven and gas hob with glass splashback and stainless steel chimney hood over. Space for plumbing for washing machine and dishwasher, cupboard housing boiler, wood effect flooring, under-stairs storage area, inset ceiling spotlights, and four radiators

First Floor Landing

With loft access.

Bedroom One

11' 6" x 11' 2" (3.50m x 3.40m)

With double-glazed windows to front and side elevations, and a radiator.

Bedroom Two

14' 7" x 8' 6" (4.44m x 2.60m)

With double-glazed windows to the rear and side elevations, and a radiator.

Bedroom Three

9' 7" x 8' 3" (2.92m x 2.51m)

With a double-glazed window to the front elevation, and a radiator.

Bedroom Four

10' 5" x 7' 2" (3.18m x 2.19m)

With a double-glazed window to the rear elevation, and a radiator

Bathroom

8' 2" x 6' 7" (2.50m x 2.00m)

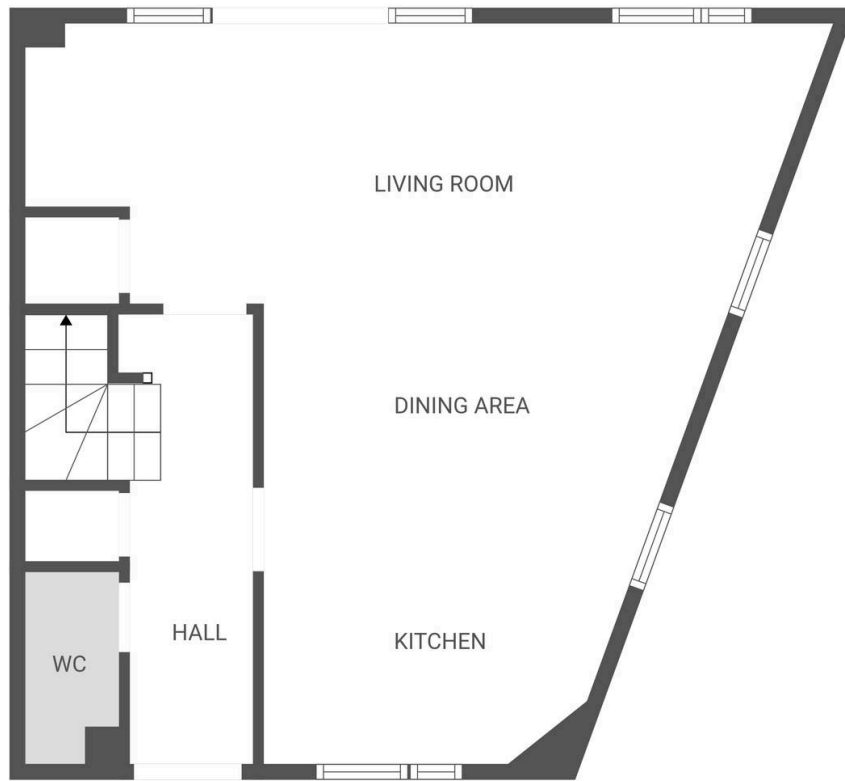
With double-glazed windows to the rear elevation, a bath with overhead rainfall shower and handheld shower, a low-level WC, a wash hand basin, tiled floor, extractor fan, and a heated chrome towel rail.

Front Garden

Fenced frontage with gate and gravelled forecourt.

Rear Garden

Lawned with paved path, and fencing to the perimeter with a gate leading to the parking area.



FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



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