



Connells

Hollow Road
Anstey Leicester



Property Description

****IDEAL FOR INVESTORS****

Mid terrace property located in the popular village of Anstey, offering ideal accommodation for first time buyers or investors. The property is well placed for local amenities, transport links into Leicester and good schooling nearby.

There are regular bus services and easy access to the A46, A50 and M1, beautiful nearby countryside walks around Bradgate Park and Cropston Reservoir.

The property offers an exciting opportunity to purchase a well-located home with scope for modernisation

Entrance Porch

5' 5" x 3' 2" (1.65m x 0.97m)

Entrance Hall

5' 5" x 8' 4" (1.65m x 2.54m)

Having access to the main reception rooms and staircase to the first floor

Living Room

13' 1" x 11' 8" (3.99m x 3.56m)

With double glazed window overlooking the front and radiator

Kitchen

10' 8" x 11' 4" (3.25m x 3.45m)

Having double glazed window overlooking the rear and radiator, stainless steel sink with taps, space for freestanding appliances and space for a dining table

Pantry

3' 2" x 5' 8" (0.97m x 1.73m)

A useful walk in pantry located off the kitchen, offering practical additional storage space

Store

5' 5" x 4' 5" (1.65m x 1.35m)

A handy storage space located off the rear hallway. ideal for keeping household essentials

Utility Room

4' 10" x 8' 3" (1.47m x 2.51m)

A practical and versatile space designed to accommodate laundry and additional storage needs

First Floor Landing

Bedroom One

12' 3" x 11' 8" (3.73m x 3.56m)

A spacious double bedroom located at the front of the property, having double glazed window and radiator

Bedroom Two

10' 8" x 11' 4" (3.25m x 3.45m)

With double glazed window to the rear and radiator

Bedroom Three

8' 6" x 8' 8" (2.59m x 2.64m)

Having double glazed window to the front and radiator

Bathroom

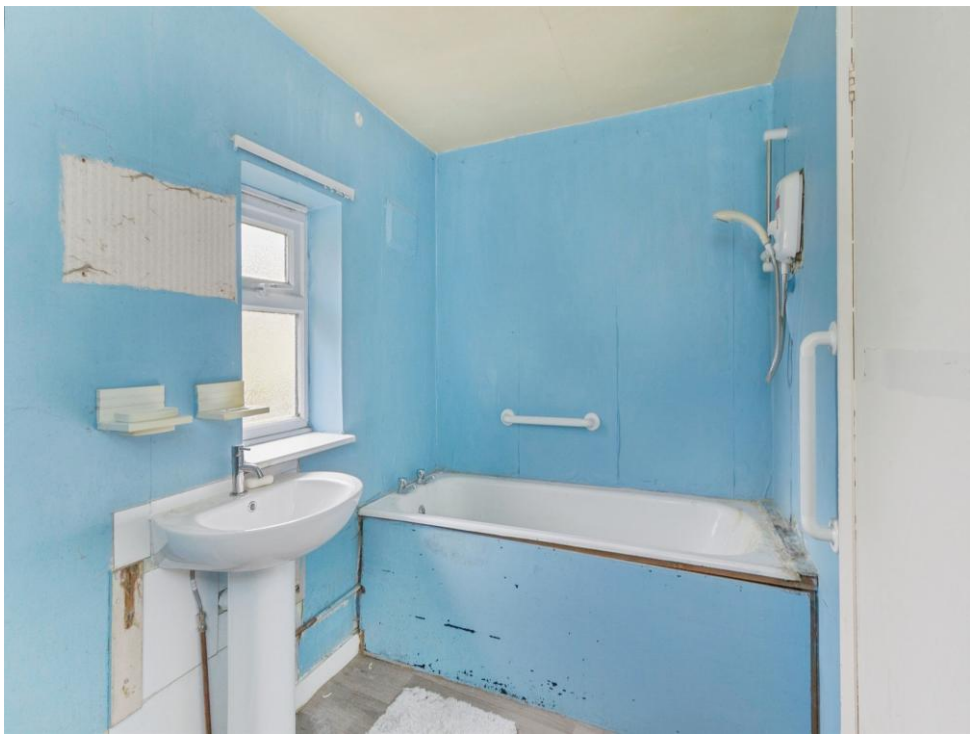
9' 6" x 5' 5" (2.90m x 1.65m)

Fitted with a three piece suite comprising panelled bath with shower over, wash hand basin and low level WC, obscure double glazed window to the rear

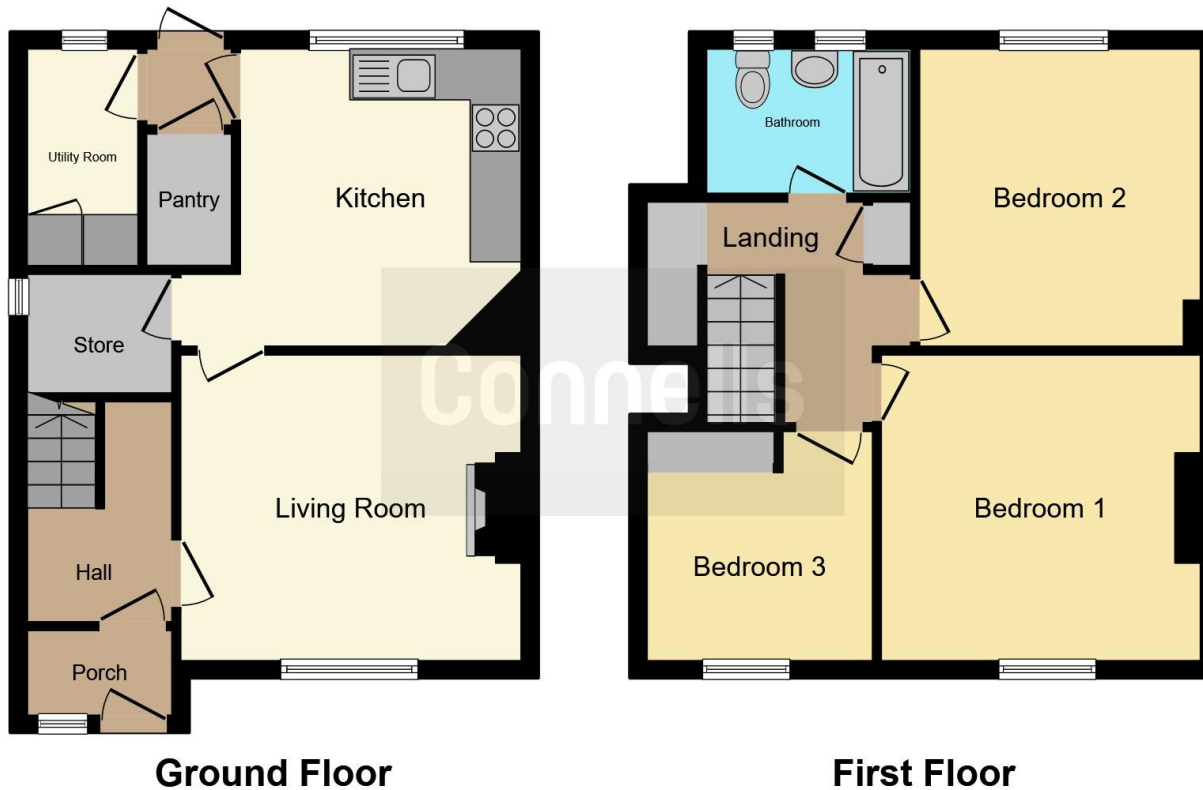
Outside

To the rear, the property benefits from a generous enclosed garden, mostly laid to lawn with paved patio area. To the front, there is on-street parking available









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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22-24 Halford Street
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EPC Rating: C Council Tax Band: B

Tenure: Freehold

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