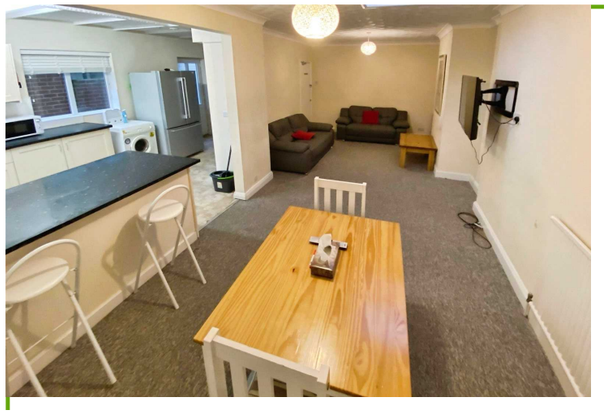
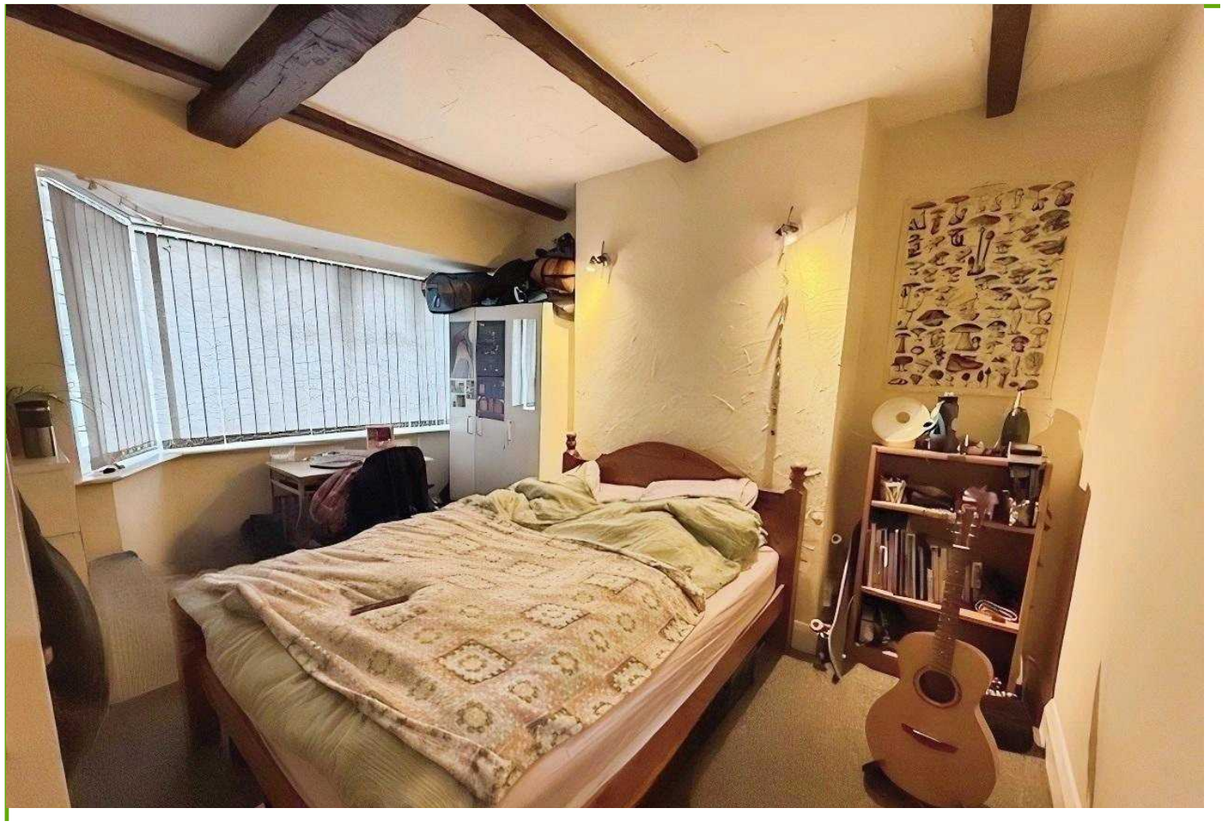
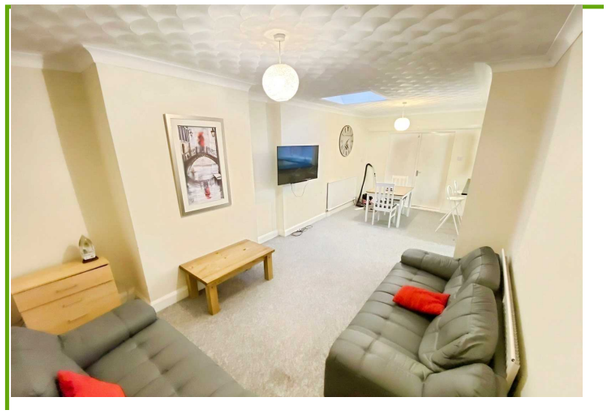


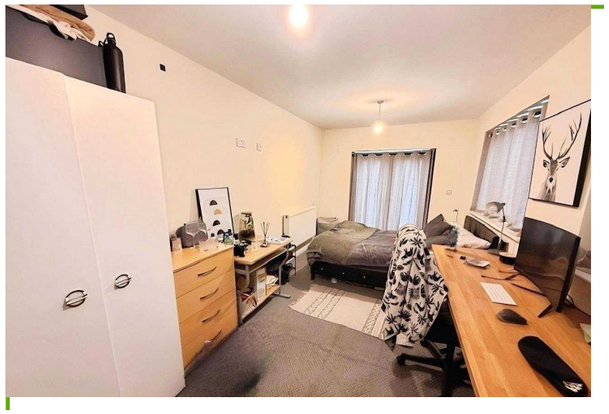














Beacon Road, Loughborough,
Leicestershire, LE11

£2,166.66 per month

Furnished

YOUR MOVE

your-move.co.uk

The Property Ombudsman

Beacon Road, Loughborough, Leicestershire, LE11

£2,166.66 per month Furnished

Council Tax Band: D
EPC Rating: E
Local Authority: Charnwood Borough Council

Other important information which you will need to know about this property can be found at your-move.co.uk

£100PPPW BILS INCLUDED Ideal for a Group of 3-5 People or Students.

A neutrally decorated five-bedroom semi-detached student house in Loughborough offering all double bedrooms, two bathrooms, open-plan kitchen and living space, on-site parking and included utilities, all conveniently located close to the university, local amenities and transport links.

Description
To let, this neutrally decorated five bedroom semi-detached student property in Loughborough offers practical, well-laid-out university accommodation close to campus and local amenities.

All five bedrooms are doubles, supported by two bathrooms, one featuring a heated towel rail. The open-plan kitchen benefits from good natural light and links neatly to an open-plan reception space, ideal for shared cooking and dining. The property also includes a garden and on-site parking, with utilities included.

Situated in the popular university area, students have convenient access to Loughborough University, local shops and cafés on nearby high streets, and green spaces such as Queen's Park. Regular buses run into Loughborough town centre and to Loughborough railway station, where direct trains reach Leicester in around 15 minutes and London in approximately 75–90 minutes.

EPC rating: E. Council Tax band: D.

Entrance Porch
with UPVC doors and Window

Entrance Hall
With laminate wood effect flooring and staircase to the first floor with access to Bedroom 1 and reception room.

WC
With a WC and a wash basin.

Kitchen & Reception Area
26'6" x 24'6" (8.08m x 7.47m)
With a range of wall and base units with fitted oven, hob and extractor fan, american fridgefreezer, washing machine and dishwasher. Door leading to the back garden and window overlooking the back. Living area with comfortable seating area with flat screen TV and dining area with table and skylight.

Bedroom 1
11'4" x 10'10" (3.45m x 3.3m)
With UPVC window to the front elevation. Double bed, desk and wardrobe.

Bedroom 2
17'5" x 11'3" (5.3m x 3.43m)
Situated on the ground floor neutrally decorated with french doors to the rear garden. With double bed, desk and wardrobe.

Bedroom 3
11'5" x 11'4" (3.48m x 3.45m)
Situated on the First Floor neutrally decorated with window to the front elevation. With double bed, desk and wardrobe space.

Bedroom 4
11'5" x 9'8" (3.48m x 2.95m)
Situated on the first floor neutrally decorated with window to the rear elevation. With double bed, fitted corner desk and wardrobe.

Bathroom
8'5" x 7'4" (2.57m x 2.24m)
With a 3 piece suite comprising of Bath with mixer shower, WC and Wash hand basin with heated towel rail

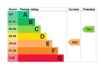
Shower Room
7'5" x 6'7" (2.26m x 2m)
Consisting of a shower cubicle, WC and hand basin.

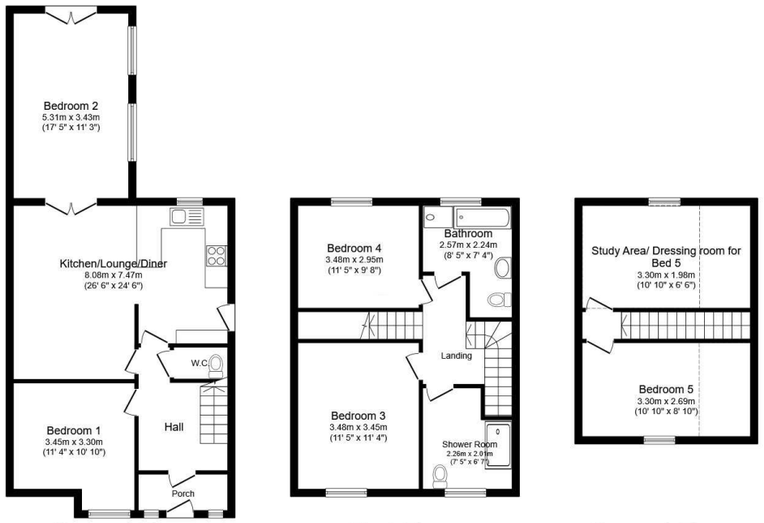
Bedroom 5
10'10" x 8'10" (3.3m x 2.7m)
Situated on the Second floor neutrally decorated with window to the front elevation and a double bed.

Bedroom 5 Study Area
10'10" x 6'6" (3.3m x 1.98m)
With Fitted desk and storage area.

EPC
Rated E

Council Tax
Band D - Exempt for Students


For full EPC please contact the branch.



Total floor area: 152.7 sq.m. (1,644 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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.Propertybox.io

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All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.

We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Your Move.