





OAKLEY ROAD
HUMBERSTONE
LEICESTER
LE5 3NH

Offers Over £265,000

FEATURES

- Sought after location
- Close to many local amenities
- Good transport links to City Centre
- Three Bedrooms
- End Terraced House
- Through Lounge
- Kitchen
- Utility Room
- Shower Room + WC
- Rear yard

3 1 1 C

SETHS

3 Bedroom End Terraced House for sale in Leicester

GROUND FLOOR

THROUGH LOUNGE
27'0" x 11'2"
Carpeted, x2 radiators, understairs storage cupboard, x2 uPVC double glazed windows

KITCHEN
12'8" x 6'0"
Wall and base units with worktops over, space for freestanding cooker, extractor hood, sink with mixer tap and drainer, plumbing for washing machine, tiled flooring, tiled walls, uPVC double glazed window

UTILITY ROOM
9'8" x 6'5"
Wall and base units with worktops over, space for fridge/freezer, tiled flooring, tiled walls, towel radiator, uPVC double glazed window

SHOWER ROOM
WC, wash hand basin with mixer tap, shower with mixer tap, tiled flooring, tiled walls, towel radiator, extractor fan, uPVC double glazed window

FIRST FLOOR

BEDROOM 1
12'6" x 11'3"
Laminate flooring, radiator, fitted wardrobes, uPVC double glazed window

BEDROOM 2
12'0" x 9'7"
Laminate flooring, radiator, uPVC double glazed window

BEDROOM 3
8'1" x 6'2"
Laminate flooring, radiator, uPVC double glazed window

WC
WC, wash hand basin, vinyl flooring, uPVC double glazed window

OUTSIDE
Small slabbed yard to the rear with low level brick walls surround.

ADDITIONAL INFO
Tenure: Freehold
EPC rating: C
Council Tax Band: A
Council Tax Rate: £1,685.83
Mains Gas: Yes
Mains Electricity: Yes
Mains Water: Yes
Mains Drainage: Yes
Broadband availability: Full Fibre Broadband















GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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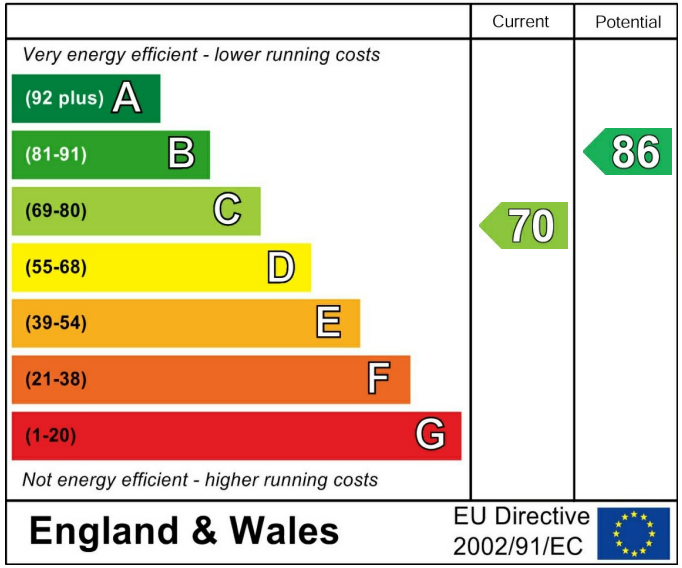
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Council Tax Band

A

Energy Efficiency Rating



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

SETHS