

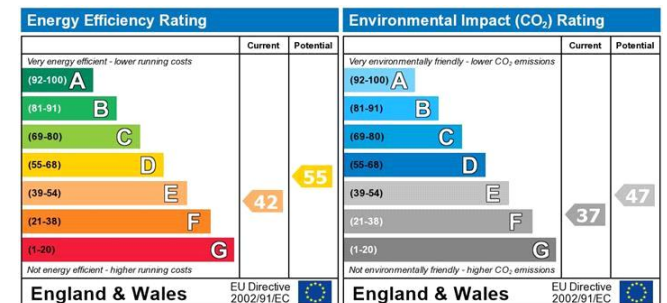


Affitto Estate Agents proudly bring to the market this stunning TWO BEDROOM mid-terraced Victorian property in a popular location of Aylestone in Leicester. Downstairs, there are TWO good sized reception rooms. Next up there is a modern, fitted kitchen to the rear. This room also provides access to the low maintenance garden. Upstairs, there are TWO DOUBLE bedrooms and a main bathroom. The bathroom comprises of a full-size bath tub, a W/C and a hand wash basin. This property is ideally located and commutable via public transport and is situated near to all local amenities. Viewing is highly recommended on this property, so contact us today!

Tenure: Freehold



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fixings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>)