

FREEHOLD



House - Terraced (EPC Rating: E)

OLPHIN STREET, BELGRAVE, LEICESTER, LE4

5HE

Offers Over :

£210,000

SETHS



3 Bedroom House - Terraced located in Leicester

*** THREE BEDROOMS - TERRACED HOUSE - IDEAL INVESTMENT - BELGRAVE ***

Presenting an ideal investment opportunity, this 3-bedroom terraced home on Olphin Street, Belgrave, is currently tenanted and achieving £900 PCM. The ground floor features a lounge leading into a sitting room and a well-appointed kitchen equipped with base and eye-level units, a gas-powered combination boiler, and space for essential appliances. Upstairs, you'll find three bedrooms and a family bathroom.

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LOUNGE

11'7" x 11'3"

Carpeted flooring with a storage cupboard accommodating the gas and electric meters. There is a double-glazed window facing the front aspect. The property is accessed via a UPVC door, with open access to the sitting room.

SITTING ROOM

11'6" x 10'11"

Carpeted flooring, providing access upstairs via carpeted stairs and into the kitchen.

KITCHEN

12'8" x 5'8"

Vinyl flooring with base and eye-level units, a gas-powered combination boiler, space for a gas burner with oven, water supply for a washing machine, partially tiled walls, and a double-glazed window facing the side aspect. It also includes a stainless steel sink and access to the lobby.

LOBBY

Vinyl flooring, providing access to the garden and kitchen.

BATHROOM

Tiled flooring with partially tiled walls, a wash basin, toilet, radiator, polyvinyl bathtub with electric shower, and a double-glazed window facing the side aspect.

FIRST FLOOR

LANDING

Providing access to all rooms on the first floor and loft, carpeted flooring.

BEDROOM 1

12'7" x 11'5"

Carpeted flooring with a radiator and double-glazed window facing the front aspect.

BEDROOM 2

11'7" x 9'7"

Carpeted flooring with a storage cupboard located over the stairs, a radiator, and a double-glazed window facing the rear aspect.

BEDROOM 3

12'8" x 5'9"

Carpeted flooring with a radiator and double-glazed window facing the side aspect.

OUTSIDE

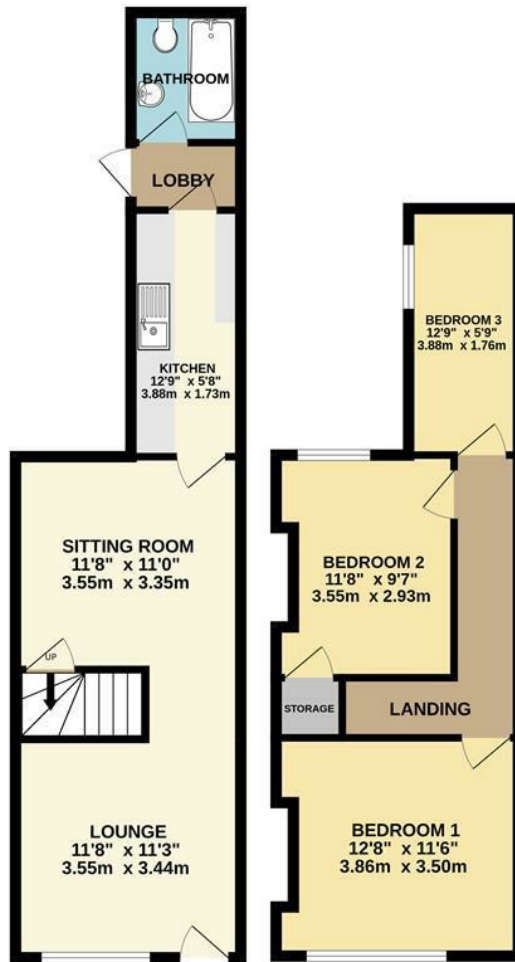
The garden is secluded by a brick-built perimeter along the border. It features a paved, slabbed area with a shed and access to a shared passage.

FREEHOLD

COUNCIL TAX BAND - A

ADDITIONAL INFORMATION



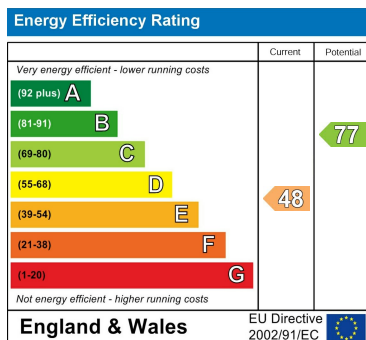


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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Council Tax Band

A

Energy Performance Graph



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