

AVAILABLE



Room

# CAVENDISH ROAD LEICESTER LE2 7PH

## £475 PCM

### FEATURES

- House of Multiple Occupation
- Large Kitchen
- Communal Garden
- Gas Central Heating
- 2 Bathrooms
- Communal Lounge
- Newly Refurbished
- All Bills Inclusive



 **SETHS**

# 1 Bedroom Room located in Leicester

Call us on

0116 266 9977

let@seths.co.uk

www.seths.co.uk

Seths are proud to market this Beautiful Newly Refurbished Room within a House of Multiple Occupation (H.M.O) on Cavendish Road, Aylestone.

The property is situated within Walking Distance to Leicester Royal Infirmary Hospital and has excellent Public Transport Links and Links to the Motorway. There are also shops conveniently nearby.

The H.M.O in general consists of a Large Kitchen, Communal Lounge, 6 Bedrooms (2 with En-suites), 2 Communal Shower Rooms as well as a Communal Garden.

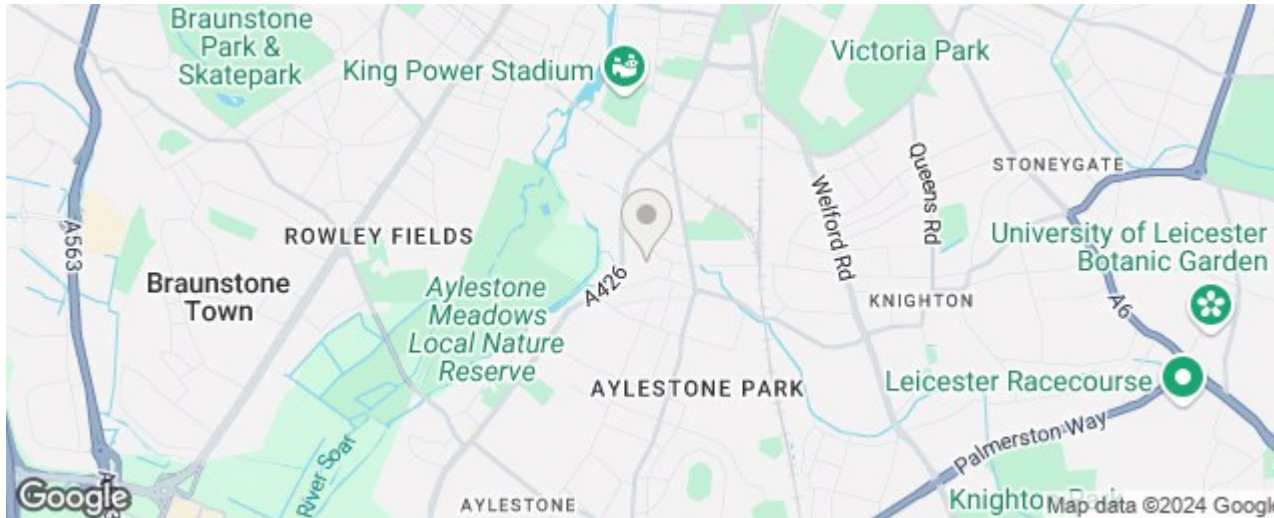
This property is located on the 1st Floor and has a Shared Shower Room on the same floor. There is a Double Bed, Wardrobe, Desk and Chair within the Room.

Rent: £475PCM

Deposit: £545.00

Tenancy Term: 6 Months

Council Tax Band: Not Applicable



## Council Tax Band

### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		80
(69-80) <b>C</b>	69	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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.