



Marsh Close

Rushey Mead, Leicester

Price £200,000

0116 266 9977
www.seths.co.uk

***** IDEAL FOR FIRST TIME BUYERS / INVESTORS ***** Well presented mid town house located off Trevino Drive, Rushey Mead.

Briefly the accommodation comprises, entrance hall, lounge, kitchen, two bedrooms and a family bathroom. The property benefits from PVCu double glazing, gas central heating, driveway to the front with space for one car and a rear garden.

***** NO CHAIN *****

GROUND FLOOR

ENTRANCE HALL PVCu double glazed door to front aspect, staircase off and radiator.

KITCHEN 11' 05" x 5' 10" (3.48m x 1.78m) Fitted kitchen with base level cupboards and drawers having round edged worktops over, wall mounted eye level units, sink with drainer, partly tiled walls, tiled flooring, integrated four ring gas hob with pull out extractor over, space for fridge freezer, plumbing for washing machine, radiator, extractor fan and PVCu double glazed window to front aspect,

LOUNGE 14' 05" x 11' 09" (4.39m x 3.58m) PVCu double glazed window to rear aspect, PVCu double glazed door to garden area, laminated flooring, television point and radiator.

Belgrave Office
20 Loughborough Road
Leicester
LE4 5LD

Opening Hours
Mon-Fri: 9am – 5:30pm
Sat: 10am - 1pm

FIRST FLOOR

LANDING Carpeted and access to loft space.

BEDROOM 1 9' 08" x 8' 11" (2.95m x 2.72m) PVCu double glazed window to rear aspect, carpeted and radiator.

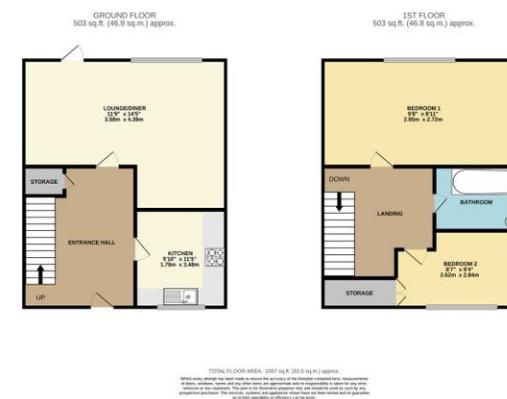
BEDROOM 2 9' 04" x 8' 07" (2.84m x 2.62m) PVCu double glazed window to front aspect, laminated flooring, fitted cupboards and radiator.

BATHROOM Panelled bath tub with shower over, pedestal wash hand basin, close coupled w.c., extractor fan and radiator.

OUTSIDE

REAR Slabbed patio area, lawned area and secluded by fencing.

FRONT Driveway to the front with space for one car and off street parking.



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