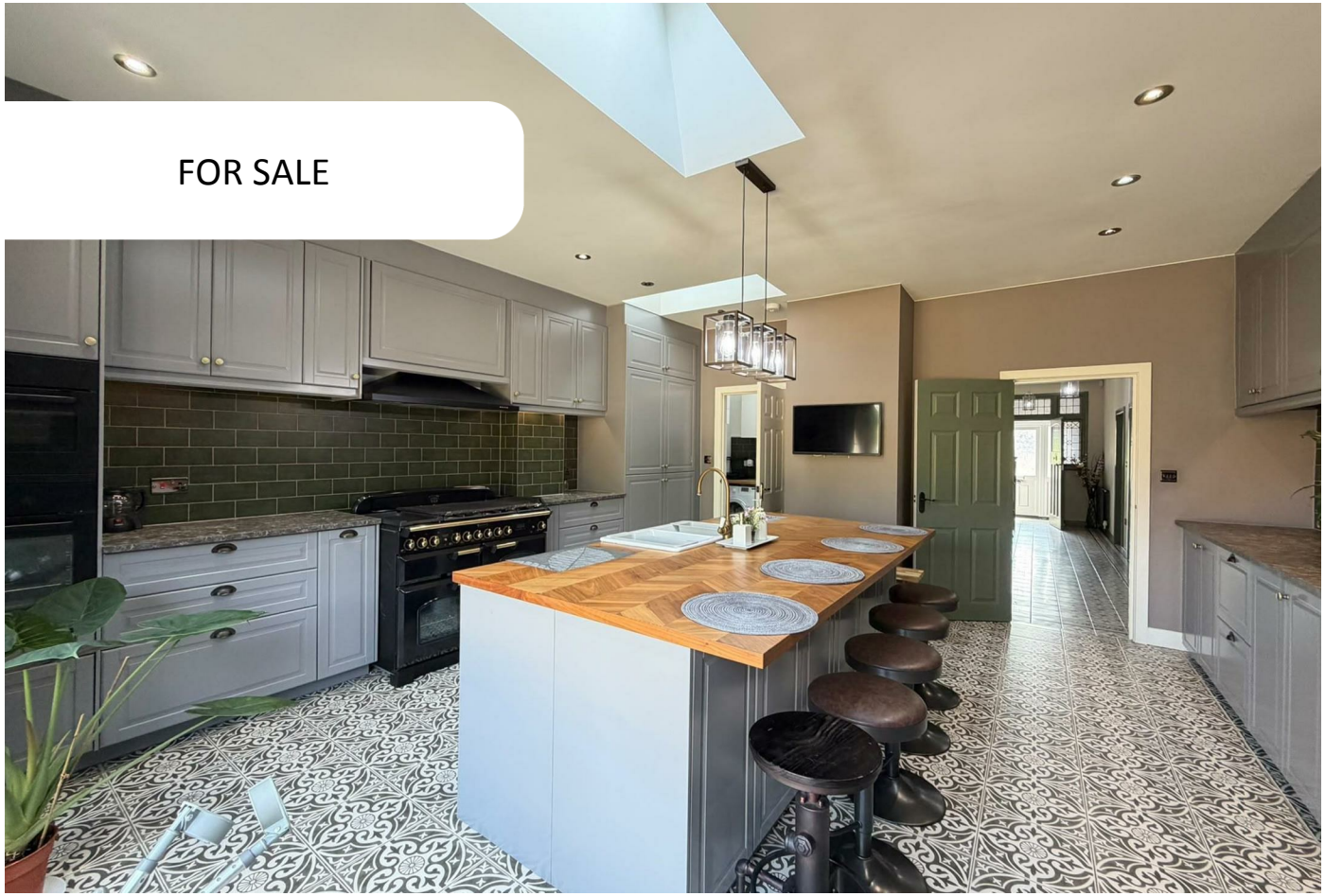
FOR SALE



UPPINGHAM ROAD
LEICESTER
LE5 2BE

Offers Over
£530,000

FEATURES

- No chain
- 5 bedrooms inc ensuite + Jack & Jill bathroom
- Prime location
- Extended semi detached house
- Close to schools, shops and places of worship
- Large driveway with space for multiple vehicles
- Spacious plot with potential to develop to rear (stpp)
- Modern kitchen / diner
- 2 generous sized reception rooms
- Accommodation spanning over three storeys

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SETHS

5 Bedroom Semi Detached House for sale in Leicester

GROUND FLOOR

PORCH

ENTRANCE HALLWAY
Tiled flooring, radiator, staircase to first floor, access to WC

LOUNGE
16'11" (to bay) x 11'6" (max)
Carpeted, x2 long standing radiators, uPVC double glazed bay window

DINING ROOM
15'5" (max) x 11'6"
Laminate flooring, long standing radiator, uPVC double glazed bay window with door leading to rear garden

KITCHEN / DINER
17'7" x 16'5"
Featuring a contemporary range of wall and base units with worktops over, space for Rangemaster cooker with extractor hood, double sink with mixer tap, built-in oven , built-in microwave, Integrated double fridge / freezer, Integrated dishwasher, breakfast bar / dining island, tiled flooring. electric underfloor heating, partly tiled walls, TV point, access to spice kitchen, x2 skylight windows, Bifold doors leading to rear garden

SPICE KITCHEN / UTILITY
10'6" x 5'4"
Wall and base units with worktops over, 3 ring electric hob with built in oven and extractor hood, sink with mixer tap, plumbing for washing machine, tiled flooring, partly tiled walls, skylight window

WC
WC, wash hand basin with mixer tap and vanity units, towel radiator, extractor fan

BEDROOM 5
15'4" x 7'0"
Carpeted, radiator, ensuite, uPVC double glazed window

ENSUITE
WC, wash hand basin with mixer tap, shower cubicle, towel radiator, extractor fan

FIRST FLOOR

BEDROOM 1
17'1" to bay x 11'7" (max)
Carpeted, long standing radiator, uPVC double glazed bay window

BEDROOM 2
15'1" to bay x 11'6" (max)
Carpeted, radiator, fitted wardrobes, uPVC double glazed window, access to jack and jill bathroom

JACK & JILL BATHROOM
WC, his and hers wash hand basin with mixer taps and vanity units, bathtub with mixer tap and shower overhead, shower cubicle with mixer valve and shower overhead, tiled flooring, tiled walls, towel radiator, extractor fan, access to bedroom 2, x2 uPVC double glazed windows

BEDROOM 3
9'5" x 6'10"
Carpeted, radiator, uPVC double glazed window

SECOND FLOOR

BEDROOM 4

17'3" x 15'4"

Carpeted, radiator, x2 skylight windows, eaves storage

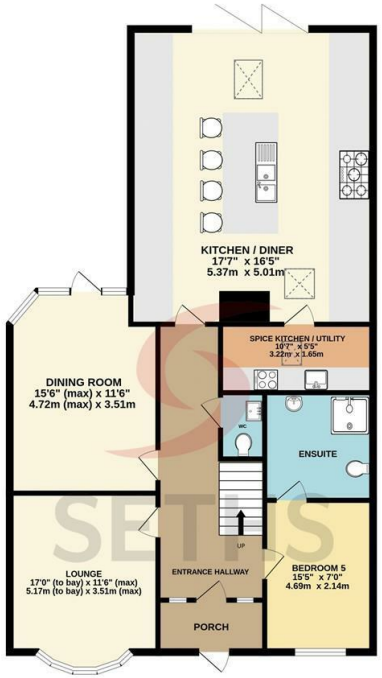
OUTSIDE

To the front of the property is a large driveway with space for multiple cars. To the rear of the property is a spacious garden mainly grassed with trees, hedges and wooden fence surrounds. There is the added benefit of a decking area ideal for outdoor dining and space to the far end of the garden to develop (stpp).

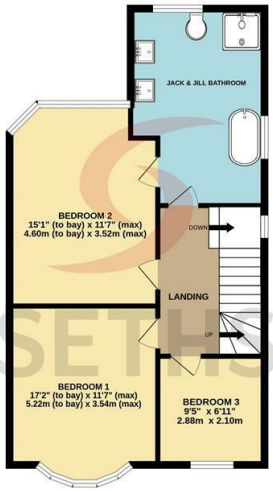
ADDITIONAL INFO

Tenure: Freehold
EPC rating: C
Council Tax Band: C
Council Tax Rate: £2,247.78
Mains Gas: Yes
Mains Electricity: Yes
Mains Water: Yes
Mains Drainage: Yes
Broadband availability: Full Fibre Broadband

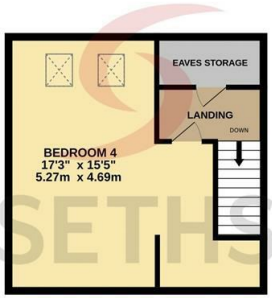
GROUND FLOOR



1ST FLOOR



2ND FLOOR



Call us on

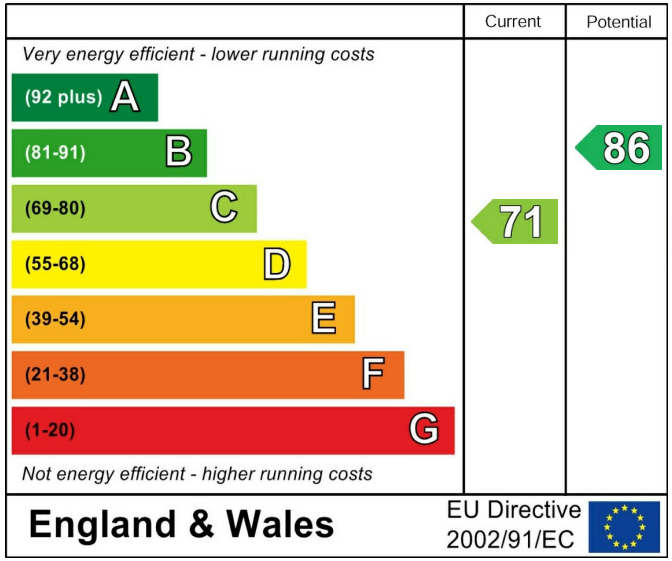
0116 266 9977

info@seths.co.uk
www.seths.co.uk

Council Tax Band

C

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