



Lime Kilns, , Wigston, LE18 3ST

- Nestled within a Cul-de-Sac on the Wigston Harcourt estate
- Lounge-Dining room
- Off Road Parking
- 360 Virtual Tour
- Ideal First time Buyer, Young Family or Savvy Investor property

- Two Bedroom Townhouse
- Fitted Kitchen
- Enclosed Garden and Patio
- Three piece Family bathroom Suite
- Presented in ready to move in condition

Offers In The Region Of £205,000



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DESCRIPTION

Nestled in a quiet corner of a cul-de-sac on the highly desirable Harcourt estate in Wigston, this charming mid-terrace townhouse presents an excellent opportunity for first-time buyers, young families, or astute investors. The property is in ready-to-move-in condition, ensuring a smooth transition for its new owners.

Upon entering, you are greeted by a welcoming hallway that leads to the first floor. The open-plan lounge and dining room serve as the heart of the home, providing a spacious and inviting area for relaxation and entertaining. The modern fitted kitchen is well-equipped, making meal preparation a delight.

Upstairs, you will find two well-appointed bedrooms, perfect for restful nights, along with a stylish three-piece bathroom suite that includes a shower over the bath, catering to all your needs.

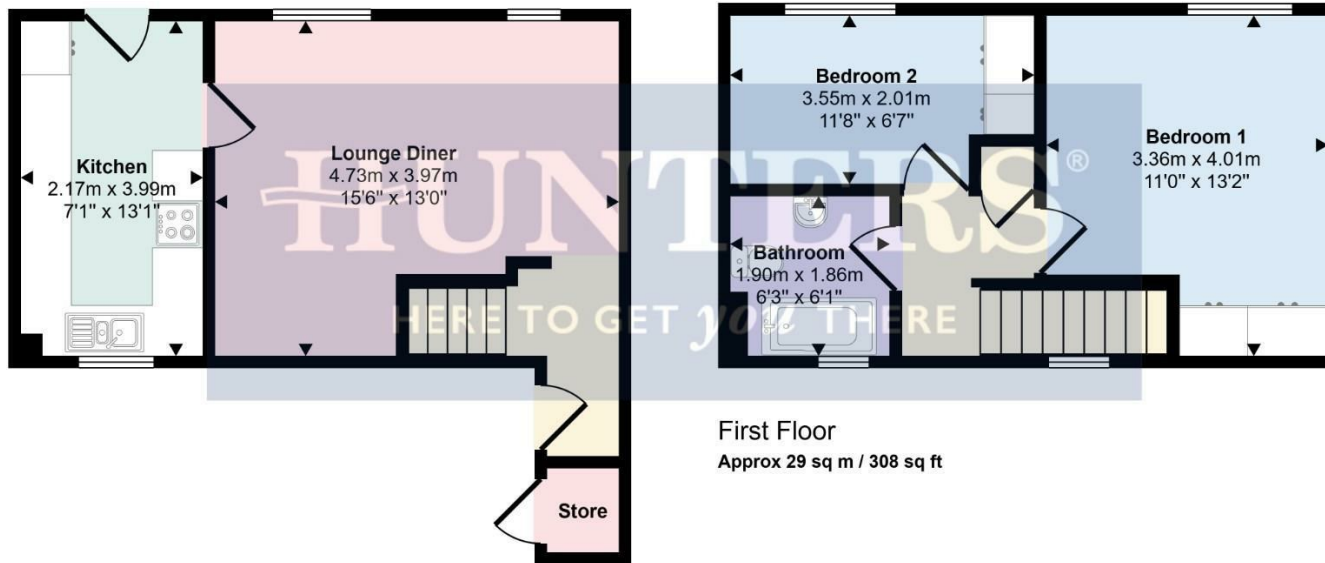
The generous Southerly facing rear garden is a standout feature, boasting a lovely lawn and a patio area ideal for outdoor seating. This space not only offers a perfect spot for summer gatherings but also presents the potential for extension, allowing you to personalise and enhance your home further.

For those interested, a 360-degree virtual tour is available to explore this delightful property from the comfort of your own home. To arrange a viewing and discover more about this wonderful opportunity, please contact your local Hunters Estate Agents in Wigston. This property is not to be missed!





Approx Gross Internal Area
59 sq m / 633 sq ft



Ground Floor
Approx 30 sq m / 325 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Viewings

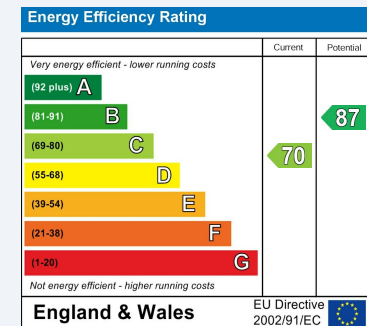
Please contact wigston@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

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



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.