



Burleigh Avenue, Wigston, Leicester, LE18 1FJ

- No Upward Chain
- Scope to extend
- Shower room
- Garage and driveway
- Conservatory
- Open plan Kitchen-diner
- Three Bedrooms
- Generous garden with fruit trees
- Lounge
- Gas Central Heating and Double Glazing

£250,000



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DESCRIPTION

This three-bedroom semi-detached house is now available on the market with no upward chain. This property presents an excellent opportunity for those looking to create their ideal home, as it offers ample potential for updating and extending.

Upon entering, you are greeted by a welcoming hallway that leads to a spacious lounge, featuring a lovely bay-fronted window that fills the room with natural light. The heart of the home is undoubtedly the open-plan fitted kitchen diner, perfect for family gatherings and entertaining guests. This area seamlessly connects to a conservatory at the rear, providing a tranquil space to relax while overlooking the garden.

The first floor comprises three generous bedrooms, each offering a comfortable retreat, along with a well-appointed shower room. The property is surrounded by a garden adorned with various mature plants, shrubs, and even some fruit trees, creating a serene outdoor space for gardening enthusiasts or those simply wishing to enjoy the fresh air.

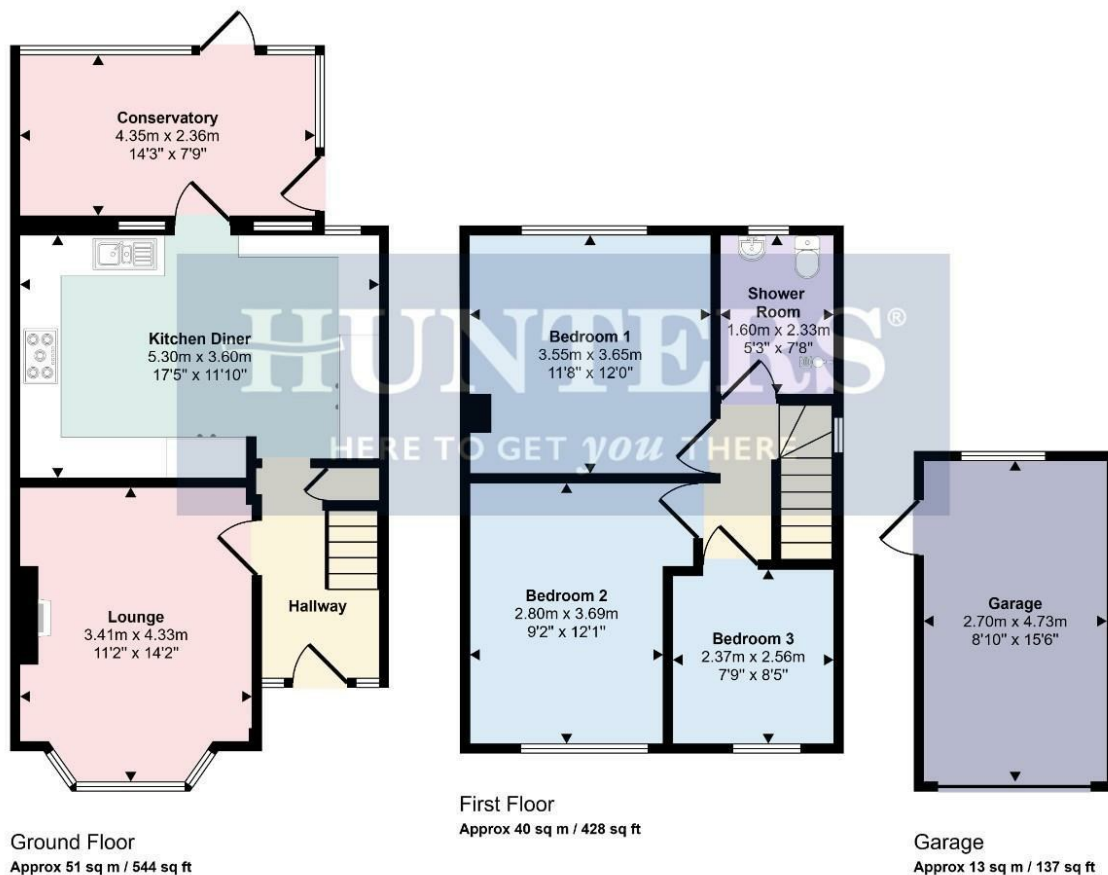
With the potential to extend both to the side and rear, this home can be transformed into the residence of your dreams. Whether you are a first-time buyer or looking to invest, this property is a must-see. To explore this home further, a 360-degree tour is available.

Contact your local Hunters estate agents in Wigston to arrange an accompanied viewing. Don't miss out on this fantastic opportunity!





Approx Gross Internal Area
103 sq m / 1109 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

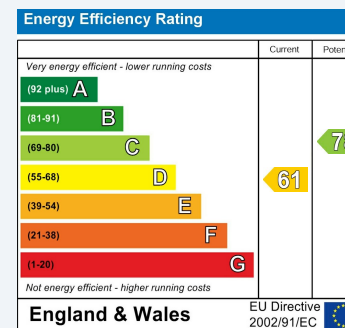
Please contact wigston@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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.