



**BOLTON ROAD, LEICESTER, LEICESTERSHIRE LE3 6AB**

**£170,000**



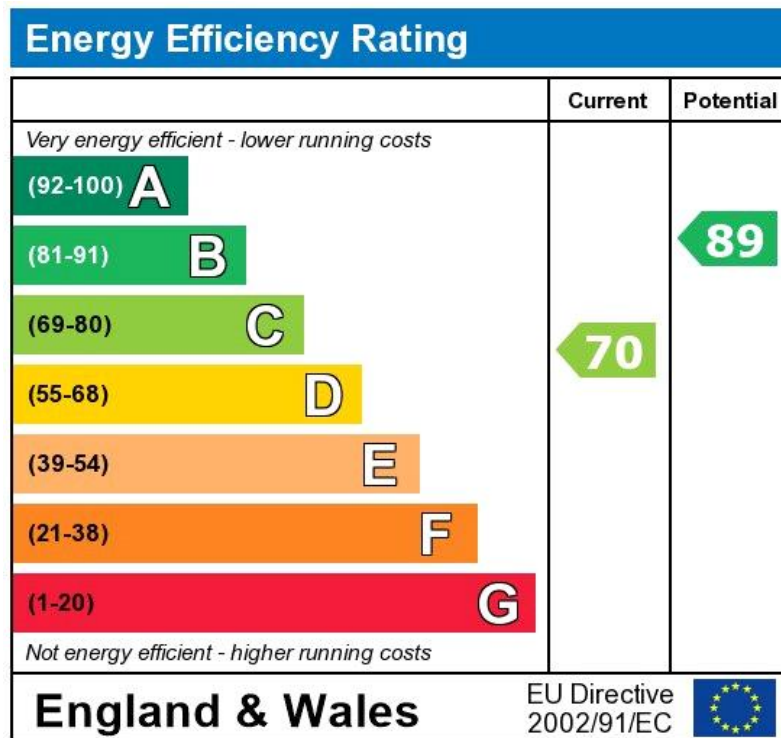
**PROPERTY REFERENCE CODE: RS0010**

## **BOLTON ROAD, LEICESTER, LEICESTERSHIRE LE3 6AB**

KCR Real Estate are Introducing this charming property located on Bolton Road in Leicester, with its prime location making it ideal for investors looking for a lucrative opportunity. This delightful house boasts large rooms, perfect for those seeking a spacious living environment.

- LARGE ROOMS
- PRIME LOCATION
- LOCAL SHOPS NEARBY

- CONTACT US NOW FOR A VIEWING!
- IDEAL INVESTMENT PROPERTY
- IDEAL FOR INVESTORS ONLY



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

### **This property consists of:**

KCR Real Estate is pleased to present this charming property on Bolton Road, Leicester, ideally positioned for both investors and owner-occupiers.

The property offers generously sized rooms, creating a bright and spacious living environment. With two bedrooms and one bathroom, perfect for those seeking an excellent investment opportunity.

Conveniently located close to local shops and amenities, this property benefits from an excellent Leicester location with everyday essentials just moments away.

Early viewing is highly recommended to fully appreciate the space and potential this property offers.

Council Tax Band: A (Leicester Council)

Tenure: Freehold

Parking options: Off Street

Garden details: Private Garden



**TENURE:** We have been advised by the Vendors the property is Freehold.  
It is advised to have this information verified by your legal representative; we take no legal responsibility given by a vendor/seller of its accuracy. It was not possible to verify and obtain this information given by means of any current documentation.