



Connells

Lothair Road
Leicester



Property Description

Nestled in a well-connected residential area of Leicester, Lothair Road offers an excellent opportunity for first-time buyers, young families, or investors seeking a high-demand rental location.

Lothair Road sits within the Saffron ward, offering a vibrant community atmosphere and great everyday convenience. The area benefits from nearby train stations and multiple bus routes, making commuting simple, a wide choice of schools, ideal for families, local shops, cafés, and green spaces within walking distance.

The internal accommodation is well laid out, offering a practical and comfortable flow throughout the home. The ground floor features two inviting reception spaces, a fitted kitchen and a convenient shower room, while the first floor provides three well-proportioned bedrooms, master en-suite and a family bathroom.

For further details or to arrange a viewing, please contact the agent

Lounge/Diner

The spacious lounge/diner offers a bright and versatile open-plan living area, ideal for both relaxing and entertaining. With ample room for comfortable seating and a dining table, this well-proportioned space provides a welcoming hub of the home, enhanced by good natural light and a layout that suits

modern living. Double glazed window overlooking the front and radiator

Reception Room

The reception room offers a comfortable and versatile living space, bright and airy and door leading through to the kitchen

Kitchen

Fitted with a range of base and wall units, built in oven, hob and extractor fan, space for additional appliances, stainless steel sink unit and double glazed window overlooking the garden

Ground Floor Shower Room

The ground floor shower room is fitted with a modern shower enclosure, wash basin and WC, offering a practical and convenient addition to the home.

First Floor Landing

Bedroom One

A generous double bedroom offering ample space for furnishings, having double glazed window overlooking the rear, radiator and door leading to the en-suite

En-Suite

The en-suite offers a convenient private shower room directly accessed from the bedroom, fitted with a shower enclosure, wash basin and WC.

Bedroom Two

Double glazed window overlooking the front and radiator

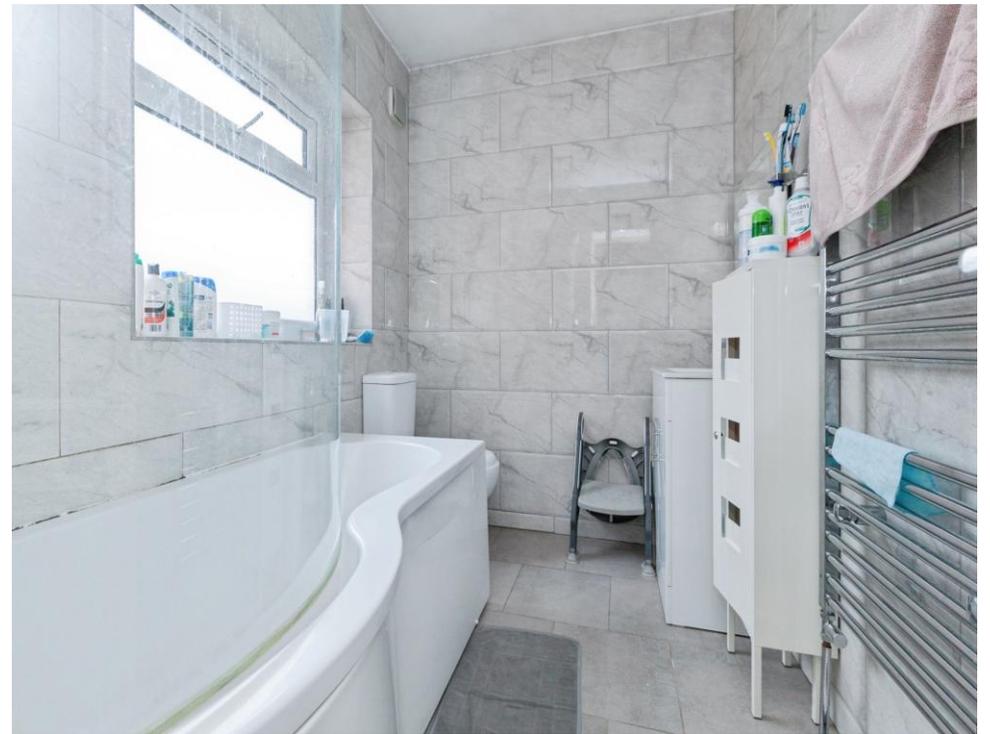
Bedroom Three

A well-proportioned single room that offers flexibility for a variety of uses. Ideal as a child's bedroom, home office or dressing room, it provides a practical and comfortable space with the potential to be tailored to suit your needs.

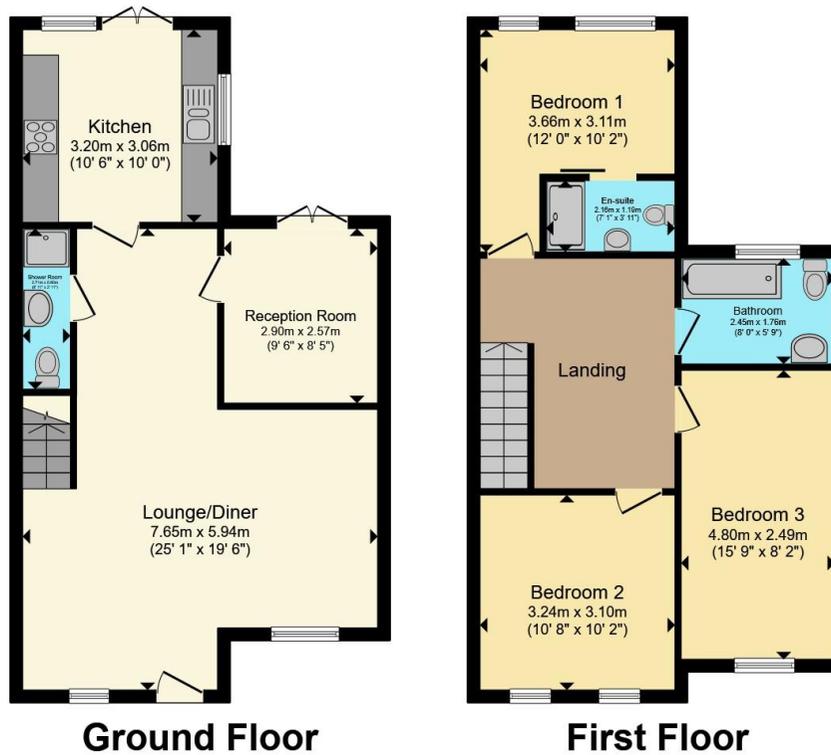
Bathroom

Fully tiled, fitted with a three piece suite comprising panelled bath with glass shower screen, wash hand basin and low level WC, heated towel rail and double glazed window









Total floor area 106.9 m² (1,150 sq.ft.) approx
 This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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EPC Rating: B Council Tax Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/LTR325789



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