



23 Spencer Street

, Hinckley, LE10 1RB

£825 Per Calendar Month



A tastefully decorated, two bedroomed, two reception roomed mid terraced house within walking distance of Hinckley town centre. The property has the benefit of UPVC double glazing, gas fired central heating via condensing combination boiler, modern kitchen, bathroom with shower.



Dining room (front) 12'2" x 11'3" (3.71 x 3.44)
Having UPVC double glazed window, central heating radiator, fitted double base cupboard, power points.

Inner hallway 3'8" x 3'6" (1.13 x 1.07)
Having under stairs cupboard

Attractive lounge (rear) 12'2" x 12'0" (3.71 x 3.66)
Having laminate floor, twin double glazed French doors, central heating radiator, power points.

Modern kitchen (rear) 9'1" x 6'4" (2.76 x 1.93)
Having stainless steel sink unit, range of base and wall units comprising two base units and two wall units, associated bevel edged work surfaces, UPVC double glazed window, ceramic tiled floor, extractor fan, plumbing for washing machine, power points.

First floor landing
Having smoke detector, central heating radiator.

Bedroom 1 (front) 15'0" x 11'2" (4.58 x 3.41)
Having win UPVC double glazed windows, ornate fireplace, central heating radiator, fitted wardrobe.

Bedroom 2 (rear) 12'3" x 8'10" (3.73 x 2.69)
Having fireplace, UPVC double glazed window, central heating radiator, laminate floor.

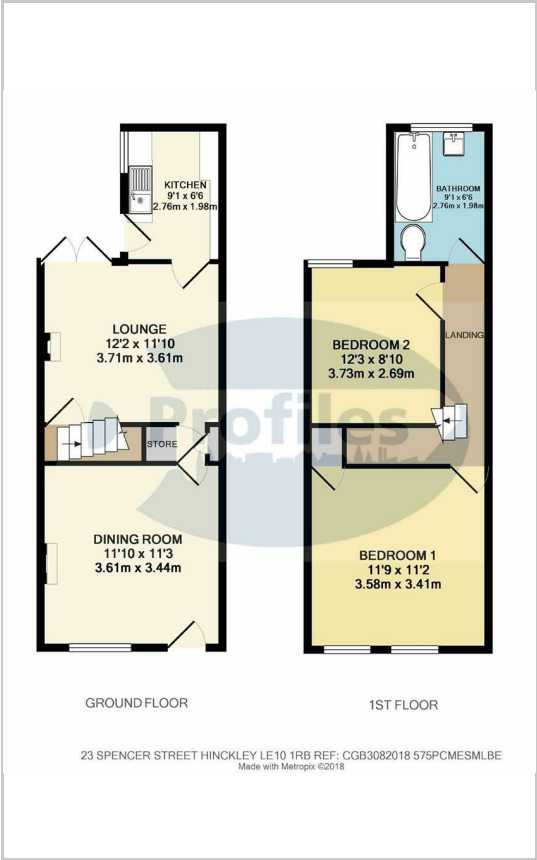
Bathroom (rear)
Having full suite in white comprising panelled bath with chrome mixer shower and side glazed screen, pedestal wash hand basin, low flush w.c, double central heating radiator, wall mounted gas fired condensing combination Vaillant Eco Tech pro 28 boiler, obscure UPVC double glazed window,

Outside
Having rear yard with decking.

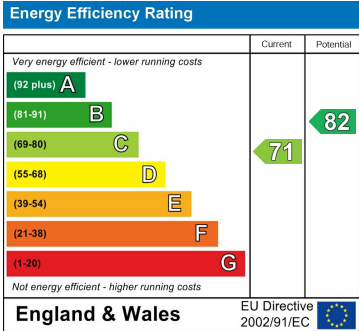
Area Map



Floor Plans



Energy Efficiency Graph



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