



Flat 98, Dover House Dover Street, Leicester
£80,000

MOORE
& YORK



Flat 98

Dover House Dover Street, Leicester

Council Tax band: A

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: E

- Third Floor Flat
- Allocated Parking
- Walking Distance City Centre & DMU
- Open Plan Living Area
- Double Bedroom
- Ideal Investment



DETAILED ACCOMODATION

Secure access leading to;

COMMUNAL ENTRANCE

Stairs and lift leading to flats.

ENTRANCE HALL

Intercom phone, electric heater, boiler cupboard, cloaks cupboard.

KITCHEN/LIVING ROOM

23' 0" x 10' 0" (7.01m x 3.05m)

Kitchen area comprising sink unit with cupboards under, matching range of base units with work surfaces over, drawers and cupboards under, complimentary wall mounted eye level cupboards, built in oven and four piece hob with extractor fan over, plumbing for washing machine, tiled splash backs, open plan aspect to living area with TV point, electric heater, display fire and surround and UPVC sealed double glazed window.

BEDROOM 1

11' 3" x 10' 2" (3.43m x 3.10m)

UPVC sealed double glazed window, electric heater, built in cupboard.

BATHROOM

7' 5" x 5' 5" (2.26m x 1.65m)

Three piece suite comprising panelled bath with shower over, pedestal wash hand basin and low level WC, towel heater, tiled floor, tiled throughout.

VIEWING

Strictly through Moore & York Ltd., who will be pleased to supply any further information required and arrange appropriate appointments.

SERVICES

All main services are understood to be available except gas. Central heating is gas-fired, electric power points are fitted throughout the property. and windows are double glazed.

MAKING AN OFFER





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MAKING AN OFFER







COMMUNAL GARDEN

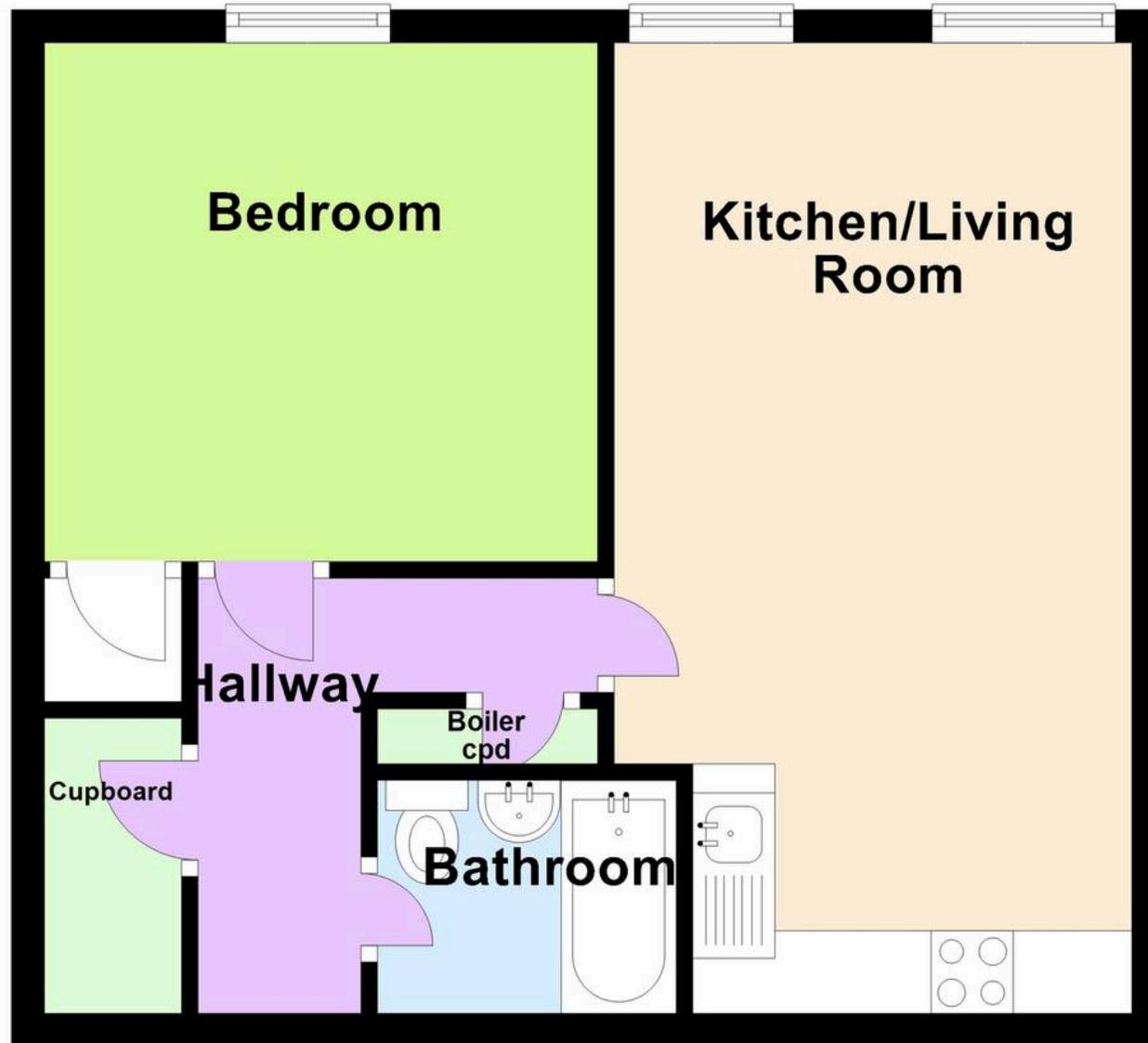
ALLOCATED PARKING

1 Parking Space

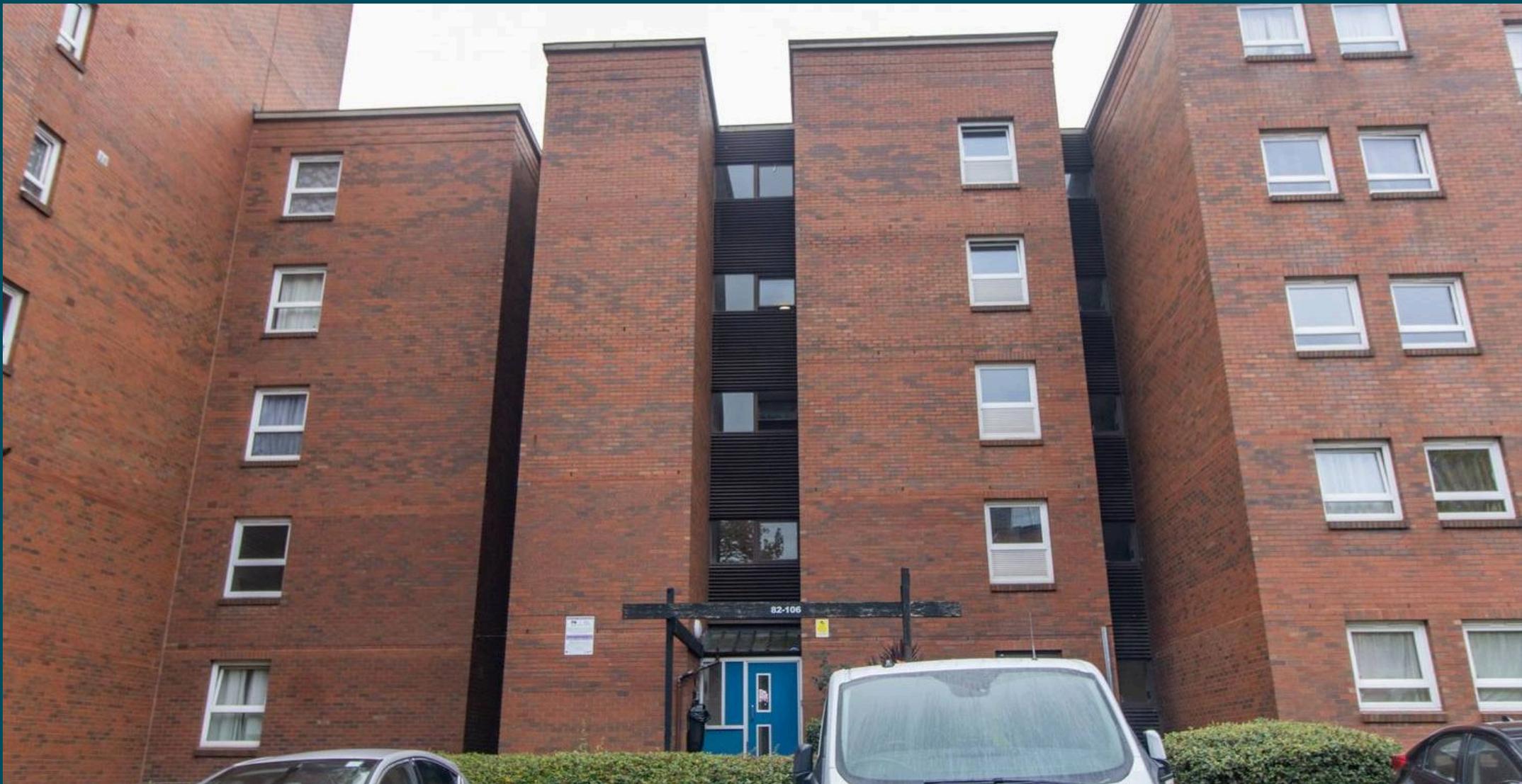


Ground Floor

Approx. 38.8 sq. metres (418.1 sq. feet)



Total area: approx. 38.8 sq. metres (418.1 sq. feet)



Moore & York

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Measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents. Moore & York have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. We have not made any investigations into the existence or otherwise of any issues concerning pollution of land, air or water contamination and the purchaser is responsible for making his own enquiries in this regard.