



127 Davenport Road, Leicester  
Leicester

Guide Price £550,000



## 127 Davenport Road

Leicester

Council Tax band: E

Tenure: Freehold

- Very Well Presented Family Home
- Four Bedrooms & Family Four Piece Bathroom
- 31'0 Through Lounge & Dining Room
- Dining Kitchen
- Treatment Room/Play Room & Study
- Lovely Rear Garden
- Sought After Location



### General Information

The sought-after suburb of Evington is located to the east of the City of Leicester and is well known for its popularity in terms of convenience for ease of access to the afore-mentioned centre of employment and all the excellent amenities therein, as well as the Leicester Ring Road which links the adjacent suburbs of Oadby and Stoneygate to Junction 21 of the M1\M69 motorway network for travel north, south and west, and the adjoining Fosse Park and Meridian Shopping, Entertainment, Retail and Business centres. Evington offers a fine range of local amenities including shopping for day-to-day needs, schooling for all ages, a wide variety of recreational amenities including a leisure centre with swimming pool, a fine eighteen hole parkland golf course at the Leicestershire Golf Club, access to the nearby General Hospital and regular bus services to the Leicester City centre.

### Detailed Accommodation

#### Entrance Porch

Brick base with Upvc double glazed windows proving access to the front entrance door.

#### Entrance Hallway

Having a central heating radiator, recessed spot lights, storage cupboard and the stairs off to the first floor.

#### Shower Room

Having tiled floor and walls, and fitted with a low level w/c, wall mounted sink, shower unit with screen and raised seating. The shower has a wall jets, shower hose and ceiling mounted waterfall shower head. wall mounted radiator and extractor fan.

#### Lounge \ Dining Room

31' 9" x 13' 5" (9.68m x 4.09m)

(9.68m into bay x 4.09m) With UPVC double glazed window to side elevation, fitted gas fire to feature fireplace with wooden surround, decorative tiled inset and hearth, two central heating radiators, t.v. point, UPVC framed double glazed sliding patio door opening onto rear garden terrace affording view over





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## GARDEN

The property occupies a wide fronted plot and is set behind a brick front boundary wall with mature hedge and paved driveway and forecourt with inset gravelled areas providing off-road parking for three vehicles. The driveway, in turn, leads to garage entrance (converted) with electric up-and-over roller shutter door.

## OFF STREET

3 Parking Spaces

Paved driveway and forecourt with inset gravelled areas providing off-road parking for three vehicles.



Ground Floor



First Floor





## Moore & York

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