



8 Attfield Drive, Whetstone, Leicester. LE8 6NE

- Three Bedroom Semi Detached Property In Sought After Location
- In Need Of Some Cosmetic Improvement
- Entrance Porch, Entrance Hall, Front Living Room
- Dining Room, Kitchen
- Landing, Three Bedrooms, Family Bathroom
- Gas Fired Central Heating System, Double Glazing
- Attractive Block Pave Driveway Providing Ample Car Standing, Single Garage
- Rear Garden
- Early Viewing Highly Recommended, No Onward Chain
- EPC Rating C & Council Tax Band C



PROPERTY DESCRIPTION

Three bedroom semi detached property in this sought after location in Whetstone. In need of some cosmetic improvement but would make an ideal family home or first time buy. The property has had a gas central heating system installed in the last few years and also a feature block driveway to the front. In brief the accommodation comprises of entrance porch, entrance hall with stairs leading to the first floor accommodation, front living room with gas fire and surround, folding doors lead to the rear dining room and in turn the kitchen which is fitted with base and wall units, and has a side access door leading to the garden. To the first floor the landing leads to the three bedrooms and a family bathroom. Externally the property sits back with a good size feature driveway, border and side gates with extended driveway leading to the rear single garage with up/over door. The rear garden has a patio, block pathway, well stocked borders, shed and greenhouse and fence sides. Viewing comes highly recommended to avoid disappointment. EPC rating is C and Council tax is C.



ROOM DESCRIPTIONS

Entrance Porch

Entrance Hall

Lounge

15' 10" x 11' 0" max (4.83m x 3.35m)

Dining Room

9' 9" x 8' 9" (2.97m x 2.67m)

Kitchen

9' 9" x 8' 2" (2.97m x 2.49m)

Landing

Bedroom

12' 11" to back of robe x 10' 0" max to back of robe (3.94m x 3.05m)

Bedroom

10' 9" max x 9' 10" (3.28m x 3.00m)

Bedroom

8' 1" x 7' 0" (2.46m x 2.13m)

Family Bathroom

External

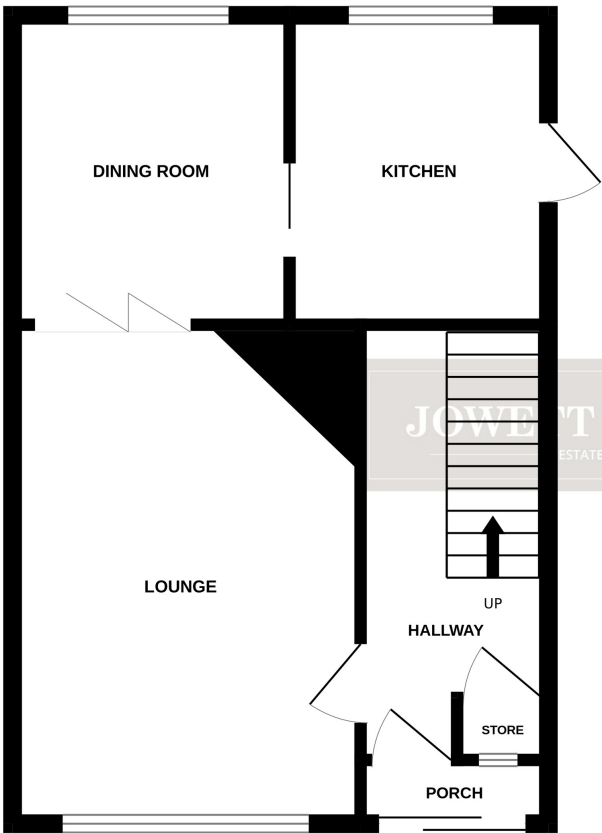
Garage

Rear Garden

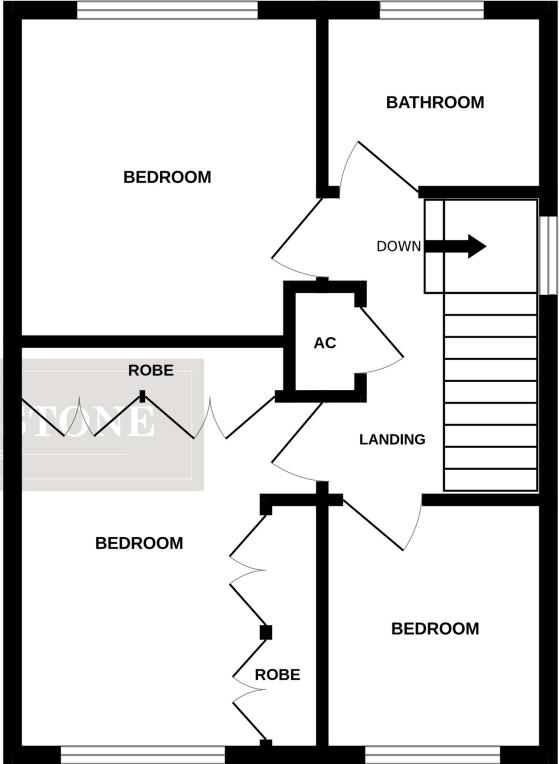


FLOORPLAN & EPC

GROUND FLOOR
424 sq.ft. (39.4 sq.m.) approx.

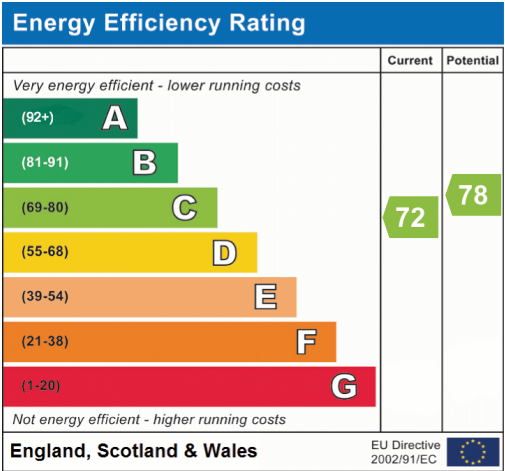


1ST FLOOR
400 sq.ft. (37.1 sq.m.) approx.



TOTAL FLOOR AREA : 824 sq.ft. (76.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025



Blaby
11, Leicester Road, Blaby, LE8 4GR
0116 2789624
blaby@jowettandstone.co.uk