



# 21 Kepston Close, Leicester. LE2 9BJ

- Three Bedroom Semi Detached Property
- Great Plot Position At Head Of Cul De Sac
- Ent Hall, Lounge, Dining Room, Kitchen, Lobby/Utility/Wc
- Landing , Three Bedrooms, Family Bathroom
- Gas Fired Central Heating System, Majority Double Glazing
- Viewing Highly Recommended, No Onward Chain
- EPC Rating D & Council Tax Band A



## PROPERTY DESCRIPTION

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Good size three bedroom semi detached home on a generous plot size. An ideal family home offering spacious accommodation throughout and offered with no onward chain. The property comprises of entrance hall with stairs leading to the first floor, double doors lead to the rear lounge with a window overlooking the garden. The kitchen is fitted with base and wall units and there is a side access door to the utility/lobby and double doors leading to the rear dining room with double doors leading out to the garden. The side lobby/utility has front and rear access doors and there is also a useful ground floor wc. To the first floor the landing leads to two generous double bedrooms and a further single bedroom. the property is completed by a family bathroom to the front. Further benefitting from gas fired central heating system and majority double glazing. Externally the property is located in a cul de sac with hard standing area to the front. A real feature of this property is the rear garden plot size which has patio, generous lawn area and fence/wall surround. Viewing comes highly recommended to appreciate the layout and plot size. EPC rating is D and Council tax is band A.



## ROOM DESCRIPTIONS

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### Entrance Hall

### Living Room

12' 10" into rec x 12' 7" (3.91m x 3.84m)

### Kitchen

9' 11" x 9' 3" (3.02m x 2.82m)

### Dining Room

10' 1" x 9' 2" (3.07m x 2.79m)

### Utility/Lobby

9' 5" into rec x 9' 1" (2.87m x 2.77m)

### Wc

### Landing

### Bedroom

11' 9" to front of robes x 10' 6" plus ent rec  
(3.58m x 3.20m)

### Bedroom

10' 9" x 9' 4" (3.28m x 2.84m)

### Bedroom

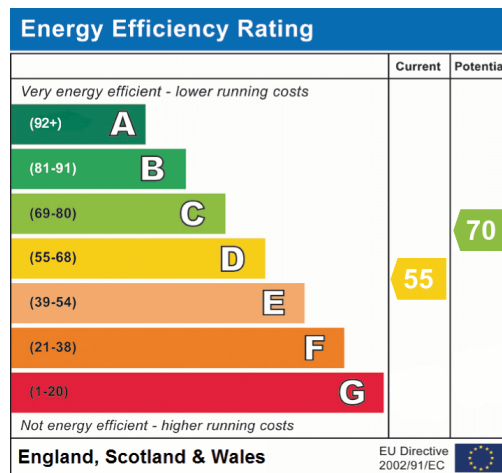
8' 4" x 8' 2" (2.54m x 2.49m)

### Family Bathroom

### External

### Rear Garden





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