



**Warren Drive  
Leicester  
LE4 9WU**

**Offers in Excess of £95,000**

**bettermove**

# Warren Drive Leicester

Bettermove are proud to present this 1 bedroom flat in Leicester available with no forward chain and welcoming cash buyers only.

The property benefits from double glazing, electric heating throughout and has off street parking available. The council tax band is A.

This is a leasehold property with 78 years remaining on the lease; the ground rent is £44 per annum and there is no service charge.

The interior of this well presented property comprises a spacious living room, fitted kitchen, double bedroom and the bathroom on the ground floor of the property.

Located in the popular residential area of Leicester, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Syston Train Station, the A46 and many local bus routes.

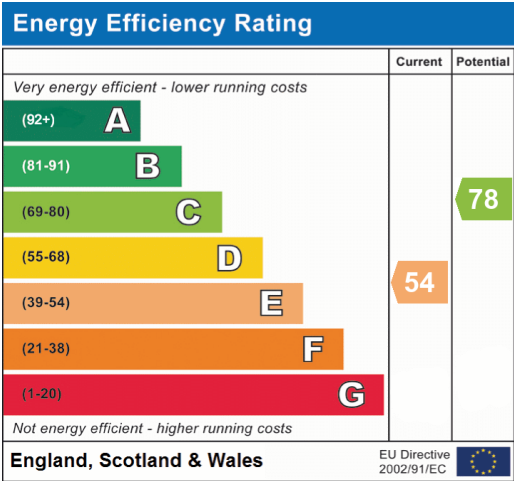
This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.







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