

SOLD STC

£135,000 Leasehold



Flat 9 The Limes, Bull Head Street, Wigston, Leicestershire. LE18 1PA

- Two Bedroom Second Floor Flat
- Conveniently Located for Wigston Town Centre
- Security Entrance
- Open Plan Living Area and Kitchen
- Family Bathroom
- Gas Central Heating System
- EPC Rating C & Council Tax Band A



PROPERTY DESCRIPTION

A two bedroom second floor flat conveniently located on Bull Head Street, Wigston being close to local amenities to include shops and having easy access to Leicester city centre. The Limes is a purpose built block and has a security intercom entrance. The flat itself comprises of hallway, open plan living area and kitchen, two good sized bedrooms and a family bathroom. EPC Rating is C and Council Tax Band is A. Viewing is highly recommended. There is 81 Years left on the lease and the service charges for 2025/2026 is £86.36 PCM



ROOM DESCRIPTIONS

Entrance Hall

Storage Cupboard With Boiler

Open Plan Kitchen/Living Room

22' 06" x 11' 03" (6.86m x 3.43m)

Bedroom

14' 07" x 8' 09" (4.45m x 2.67m)

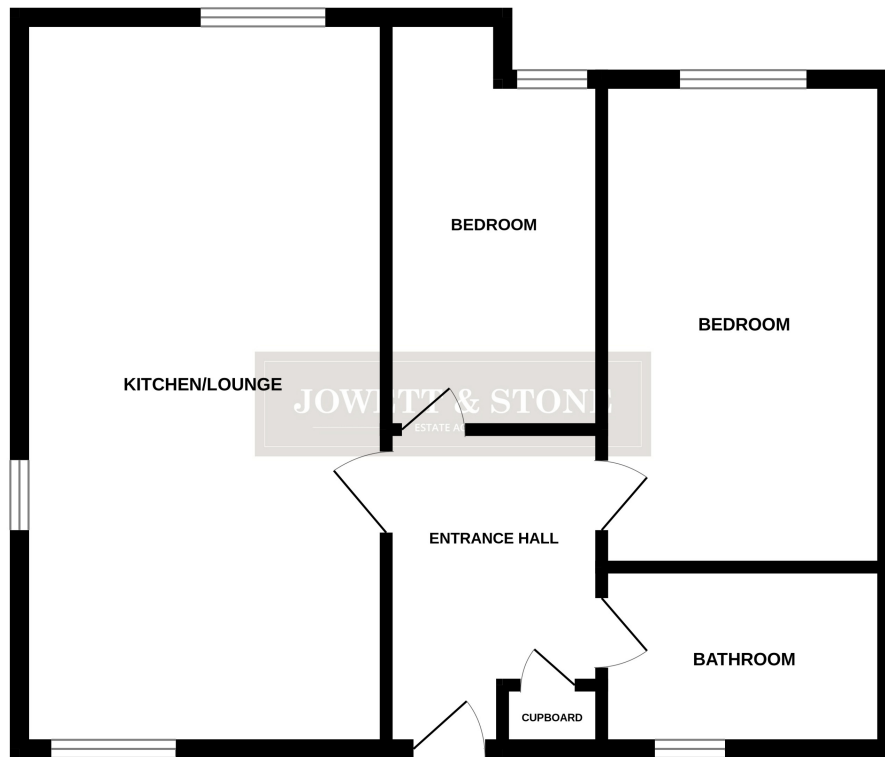
Bedroom

12' 05" into recess x 6' 07" (3.78m x 2.01m)

Bathroom




GROUND FLOOR 576 sq.ft. (53.5 sq.m.) approx.



TOTAL FLOOR AREA : 576 sq.ft. (53.5 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.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	76	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 

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