



**C62 Fleet Court, Leicester, LE1 3BJ**  
**£665 Per Calendar Month**



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AVAILABLE TO VIEW AND MOVE IMMEDIATELY - RH Homes and Property are very pleased to be able to offer this open plan studio apartment with patio doors and a Juliet balcony to allow natural light and fresh air, in an excellent location for Leicester City Centre and it's connecting travel networks.

All apartments are modern and spacious.

Council Tax Band B - Leicester City Council

The property is available unfurnished - VIEWING HIGHLY RECOMMENDED!

**Communal Hall**

The apartment is approached from a communal hall in this stylish and landmark refurbished building via an external door, then with either the lift or stairs up to the apartment, with a Landing Area which gives access through to the external door into the Apartment.

**Living Area**

With UPVC patio doors and Juliet balcony to provide excellent natural light. This stylish open plan apartment offers a wood style vinyl flooring, a good range of gloss fronted soft close wall and base units with marbled look working surfaces over, an inset stainless steel sink and drainer, four ring electric hob with oven under, tiled splashbacks, electric heater, There is plumbing for a washing machine, space for a fridge, and shelving for a microwave. There is a useful airing/store cupboard, and a fitted wardrobe.

**Shower Room**

Having a three piece white suite of low flush w.c., wash hand basin and a shower in a cubicle. There is a stainless steel heated towel rail, extractor fan, shaver socket, mirror and shelf.

**External**

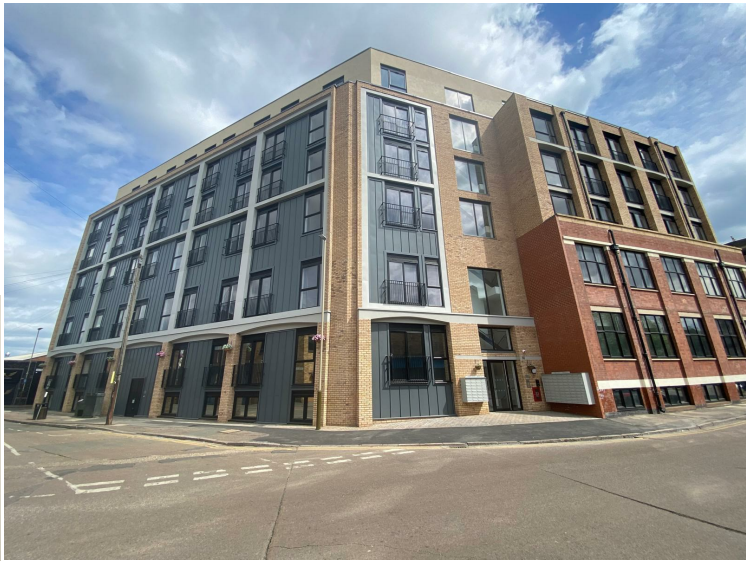
This stylish City Centre development, has courtyard style communal garden. With individual mailboxes, and an array of attractive communal hallways.

Viewings are recommended to fully see quality and options available at the development. Each has it's own style of shape and build.

**PLEASE NOTE**

AVAILABLE TO VIEW & MOVE IMMEDIATELY - PLEASE NOTE -

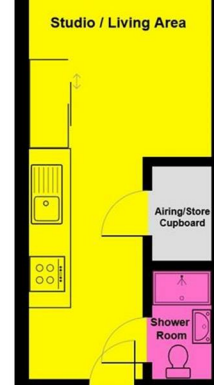
The site has ongoing work on other areas of the site with construction



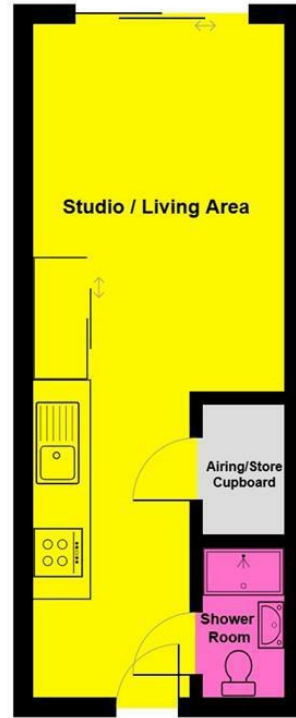


Fleet Court, Fleet House, Fleet Street, Leicester, LE1 3J

All measurements are approximate and for display purposes only



taking place full time. Therefore there will be some construction noise during normal working hours, there will also be limited access to the site while works are going on (courtyard areas). Contractors are aware that people will be moved in & moving in and therefore will aim to act considerately.



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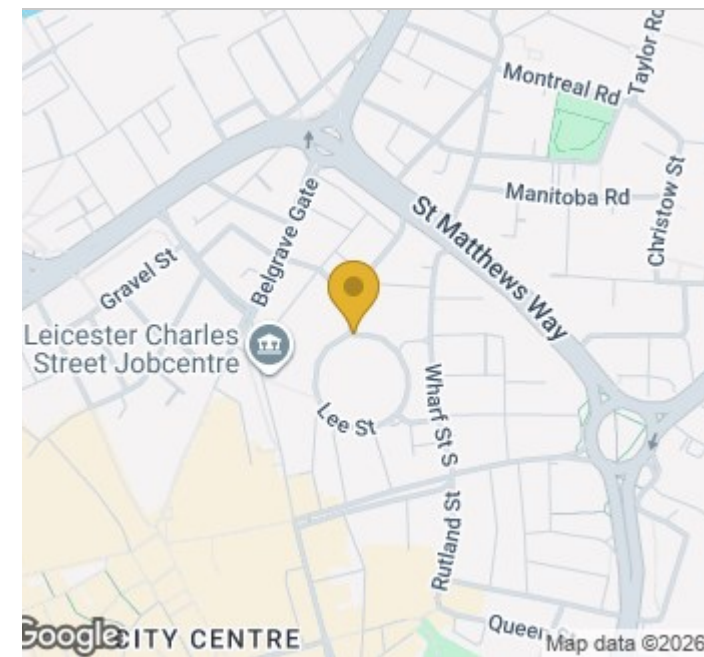
All measurements are approximate and for display purposes only

## Viewing

Please contact our RH Homes and Property Office on 01455 633244 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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Located as a Landmark Property on Byron Street , Fleet Court is close to Leicester City Centre. Leicester Train and Bus Stations, and all City Centre local amenities and shops. Postcode for Sat Nav users is LE1 3QQ. The actual Postcode is LE1 3BJ

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(82 plus) <b>A</b>		
(81-91) <b>B</b>	85	85
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	