



## Sandhurst Street

Oadby, Leicester, LE2 5AR

**Guide Price £150,000**



To be sold via NATIONAL TIMED ONLINE AUCTION  
BIDDING OPENS: 13:00 on Monday 15th December 2025  
AUCTION ENDS: 13:00 on Tuesday 16th December 2025

Visit [auctionhouse.co.uk/leicestershire](https://auctionhouse.co.uk/leicestershire)

A two bedroomed end-terraced house in need of modernisation. Lounge, dining room, kitchen, two bedrooms and a first-floor bathroom plus a good-sized rear garden.

It's in a great spot just behind The Parade in Oadby. Freehold with vacant possession.



Open House Viewings

No need to book an appointment  
18/11 12.30 -13.00  
20/11 16.00-16.30  
26/11 16.30-17.00  
28/11 09.00-09.30  
04/12 16.30-17.00  
09/12 09.00-09.30  
13/12 10.00-10.30

- Lounge 14'7" x 11'1" (4.46m x 3.39m)
- Dining Room 11'1" x 12'7" (3.38m x 3.84m)
- Kitchen 12'4" x 6'6" (3.78m x 2.00m)
- WC 5'6" x 6'6" (1.70m x 1.99m)
- Store 5'6" x 3'10" (1.70m x 1.19m)
- Landing
- Bedroom 1 13'1" x 11'6" (4.00m x 3.52m)
- Bedroom 2 12'9" x 10'0" (3.90m x 3.07m)
- Bathroom 6'7" x 12'4" (2.03m x 3.77m)

Consumer Protection Legislation

These sales details have been written to conform to Consumer Protection Legislation. Whilst we endeavour to make our sales details accurate and reliable, if there is any point of particular importance to you, please contact the office and we will check the information for you, particularly if contemplating travelling some distance to view. Measurements are given in good faith and whilst believed to be accurate these should be checked by the purchaser for verification. The measurements are carried out in accordance with the RICS and ISVA code of measuring practice.

Property Information

Tenure: Freehold  
Local Authority: Oadby & Wigston  
Council Tax Band: B  
Type of Construction: Standard  
Services: The property is offered to the market with all mains services and gas-fired central heating.  
Multiple Options for Broadband/mobile phone signal.  
Flood Risk: None

Buyer's Administration Fee

The succesfull buyer will be required to pay an auction administration fee of £1800 inc VAT ( £1,500 + VAT) on the fall of the hammer.

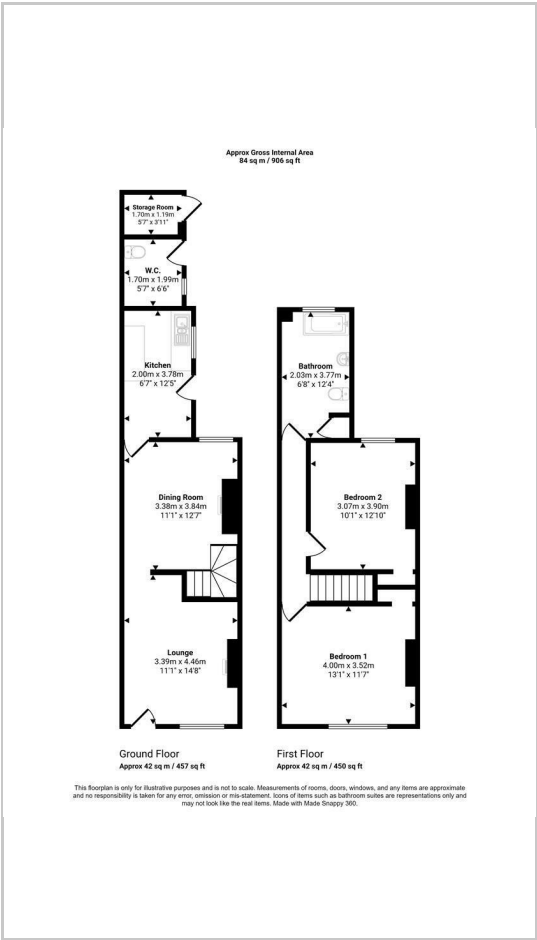
Disbursements

Please see the legal pack for any disbursements listed that may become payable by the buyer.

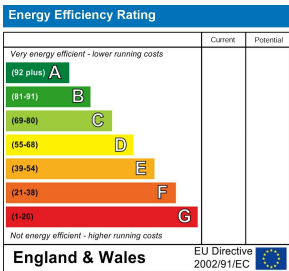
Area Map



Floor Plans



Energy Efficiency Graph



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.