



26 Charnor Road
, LE3 6LH
£250,000



26 Charnor Road

Leicester, LE3 6LH

Brick built traditional 3 bedroom semi-detached home in popular location very close to the popular Forest Lodge Academy school and being very close to good amenities including shops, public transport and major road links. The property benefits from full gas central heating (Worcester combi boiler fitted June 2025), UPVC double glazing, pvc fascia. The accommodation briefly comprises on the ground floor, entrance hall, lounge, kitchen-diner with lobby & cloaks/wc. Upstairs, landing, 3 bedrooms, shower room with white suite. Gardens to front & rear, brick outbuilding's. No upward chain. Freehold. Council tax band A

Entrance Hall

UPVC opaque double glazed entrance door, vinyl flooring, stairs to first floor, radiator.

Cloaks/wc

UPVC double glazed opaque window, wash hand basin, wc.

Lounge

13'6" x 10'7" (4.12 x 3.24)

UPVC double glazed window to rear, radiator, fitted carpet, gas fire.

Sitting Room

8'2" x 7'11" (2.50 x 2.42)

UPVC double glazed window to front, radiator, vinyl flooring, oak glazed dividing doors to lounge

Kitchen-Diner

16'9" x 13'6" (5.12 x 4.12)

UPVC French doors to rear, UPVC double glazed window to front & side, vinyl flooring, two radiators, pantry store. Fitted with a range of base, drawer & eye level units, work surfaces, tiled splashback, stainless steel sink unit. Space for cooker.

Rear Lobby

UPVC double glazed door to side, vinyl flooring wc.

First Floor Landing

UPVC double glazed window to front, fitted carpet, access to loft, cupboard.

Bedroom One

12'5" x 10'4" (3.79 x 3.16)

UPVC double glazed window to rear, fitted carpet, radiator, recessed cupboard.

Bedroom Two

13'2" x 6'8" (4.02 x 2.04)

UPVC double glazed window to rear, fitted carpet, radiator, recessed cupboard, Worcester combination boiler.

Bedroom Three

12'1" x 6'8" (3.70 x 2.04)

Two UPVC double glazed windows to front, fitted carpet, radiator, recessed cupboard.

Shower Room

7'5" x 6'2" (2.28 x 1.88)

UPVC double glazed opaque window, chrome heated towel rail, tiled floor, fully tiled to two walls, walk-in shower enclosure with electric shower, pedestal wash hand basin, wc.

Outside

The front of the property have a gravelled area, walled boundary, driveway for 3 cars.

The South facing rear garden approx 50' has patio, lawn, shed, brick store and fully fenced boundaries.

Local Authority & Council Tax Information LCC

This property falls within Leicester City Council (www.leicester.gov.uk)

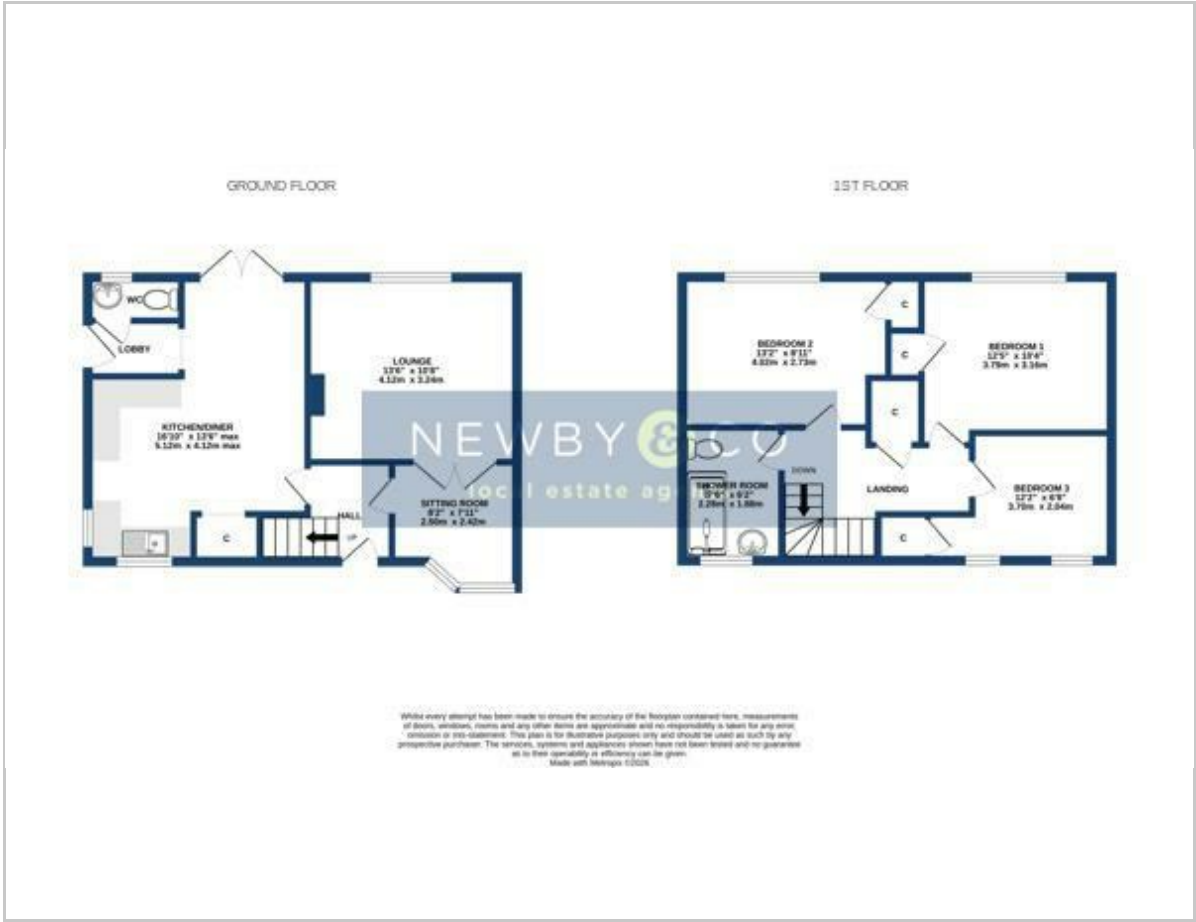
It has a Council Tax Band of A which means a charge of £1685.83 for tax year ending March 2027

Please note: When a property changes ownership local authorities do reserve the right to re-calculate council tax bands.

For more information regarding school catchment areas please go to www.leicestershire.gov.uk/education-and-children/schools-colleges-and-academies/find-a-school



Floor Plan



Viewing

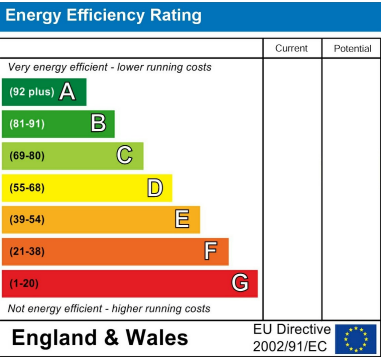
Please contact our Glenfield Office on 0116 2990 990 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph



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