



Kestrel Road, Melton Mowbray  
Asking Price Of £160,000



Ideal first-time buyer or down sizer home situated on the South side of Melton Mowbray. Externally there is parking for two vehicles and low maintenance front and rear gardens. Located on the popular Jelson Estate on the South side of Melton Mowbray, within walking distance of the town centre, train station and amenities. This two-bedroom home offers a good size open-plan living room, a kitchen with plenty of wall and floor cupboard units and a spiral staircase to the first floor, featuring two double bedrooms and a shower room. Externally the property offers pretty low maintenance front and rear gardens and two allocated parking spaces. Tenure: Freehold  
All mains services  
Council Tax: A

KITCHEN 2.16m x 2.33m (7'1" x 7'8")

LIVING ROOM 4.90m x 3.83m (16'1" x 12'7")

BEDROOM ONE 2.62m x 3.83m (8'7" x 12'7")

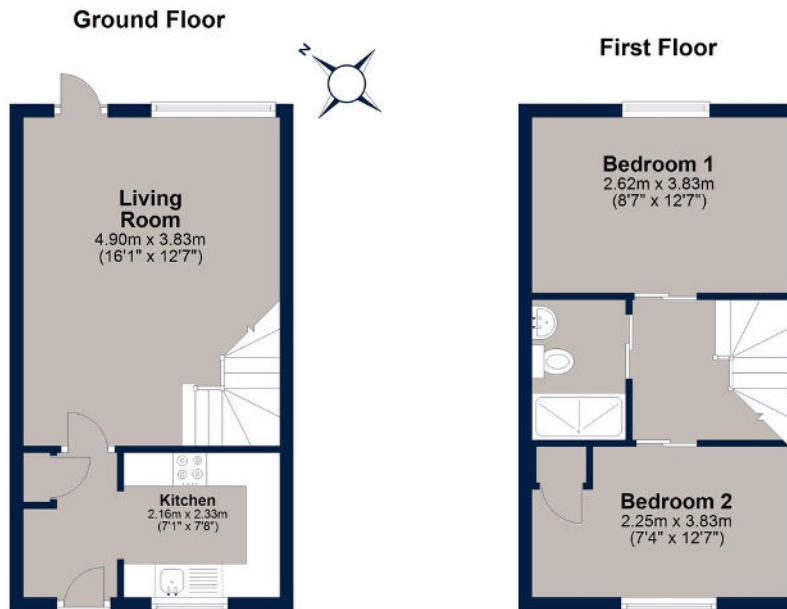
BEDROOM TWO 2.25m x 3.83m (7'4" x 12'7")

SHOWER ROOM





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Total area: approx. 54.7 sq. metres (588.4 sq. feet)

Plan is for illustration purposes only and may not be representative of the property. Plan is not to scale. Plan produced by M-Photo  
Plan produced using PlanUp.



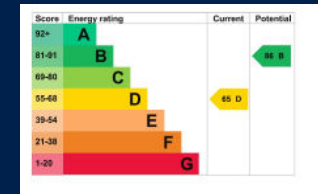
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate, and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon, and potential buyers/tenants are advised to recheck the measurements

