



Tenure
Freehold.

Location
The property is located on the east side of Fosse Road North to the north of its junction with Glenfield Road. The extensive facilities of Leicester city centre are available to the east and provide a wider range of shops, schools, a college, a university, a hospital and Leicester Rail Station. The open spaces of Fosse Recreation Ground are to the west. Both the M69 and M1 Motorways are within reach.

Description
The property comprises a mid terrace building arranged over ground and two upper floors. The building is internally arranged to provide three self-contained flats.

Accommodation
A schedule of Accommodation is set out below.

NB. The Kitchen and Bathroom of the top floor flat are located above the adjacent property No. 332 Fosse Road North.

Flat	Floor	Accommodation
1	Ground	Reception Room, Bedroom, Kitchen, Bathroom/WC
2	First	Reception Room, Two Bedrooms, Kitchen, Bathroom/WC
3	Second	Studio Room, Kitchen, Bathroom/WC

Prospective buyers are strongly advised to read the Auctioneers' Notices Part One and Part Two and all applicable conditions of sale and addenda. To request Legal Documents, Special Conditions of Sale and any Errata/Addenda please refer to pages 3, 8 and visit www.allsop.co.uk.
BUYER'S FEE: The successful Buyer will be required to pay to the Auctioneers a buyer's fee of £750 (including VAT) upon exchange of sale memoranda.

Leicester
334 Fosse Road
North,
Leicestershire
LE3 5RR

- **A Freehold Mid Terrace Building**
 - Internally arranged to provide Three Self-Contained Flats
 - Comprising 1 x Two Bedroom, 1 x One Bedroom and 1 x Studio Flat
- Vacant Possession**

BY ORDER OF A HOUSING ASSOCIATION

To View
The property will be open for viewing every Tuesday and Thursday before the Auction between 3.00 – 3.30 p.m. These are open viewing times with no need to register. (Ref: MW).

VACANT – Freehold Building