



ARCH LIVING

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- Clarendon Park location
- Walk to UoL
- Recently refurbished & super chic

154 St. Leonards Road, Leicester, Leicestershire LE2 3BZ

£476 Per month

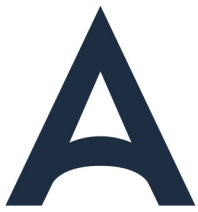
Arch Living is pleased to offer one double bedroom in this well-presented four-bedroom, two-bathroom student house on St. Leonards Road. A room has now become available within this established student house, offering a great opportunity for a student looking for comfortable accommodation in one of Leicester's most popular student areas.

The property offers a comfortable and practical environment for student living, with spacious communal areas, a well-equipped kitchen and two bathrooms, providing plenty of space for residents to live comfortably. The property is also double glazed, helping to keep the house warm and energy efficient throughout the year.



127 Clarendon Park Road, Leicester, Leicestershire LE2 3AJ
T: 0116 270 6699
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LIVING ROOM

Large living area leading to the kitchen and stairs. Has laminate flooring for ease of cleaning. Room includes sofa suite and coffee table.

KITCHEN

Modern style kitchen with plenty of storage. Includes sink, oven, hob and washing machine.

BATHROOM

Downstairs bathroom comprising of a clean white three piece suite. Bath has over head shower.

BEDROOM 1

Downstairs DOUBLE Bedroom with laminate flooring. Bedroom compromises of DOUBLE BED, DESK and CHAIR and WARDROBE.

BEDROOM 2

Upstairs DOUBLE Bedroom with cream carpet. Bedroom compromises of DOUBLE BED, DESK and CHAIR and WARDROBE.

BEDROOM 3

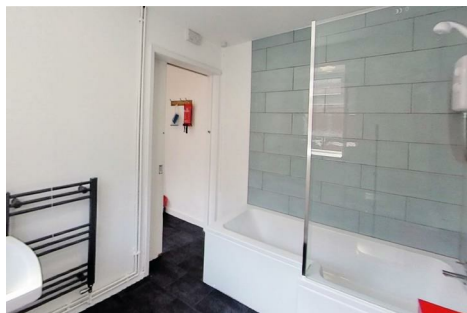
Upstairs DOUBLE Bedroom with cream carpet. Bedroom compromises of DOUBLE BED, DESK and CHAIR and WARDROBE.

BEDROOM 4

DOUBLE Bedroom with cream carpet. Bedroom compromises of DOUBLE BED, DESK and CHAIR and WARDROBE.

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

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
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