

7 BURLEIGH ROAD: LOUGHBOROUGH LE11 3BA



5 large double bedrooms

£100 per week rent 2023-2024

NO BILLS TO PAY!*

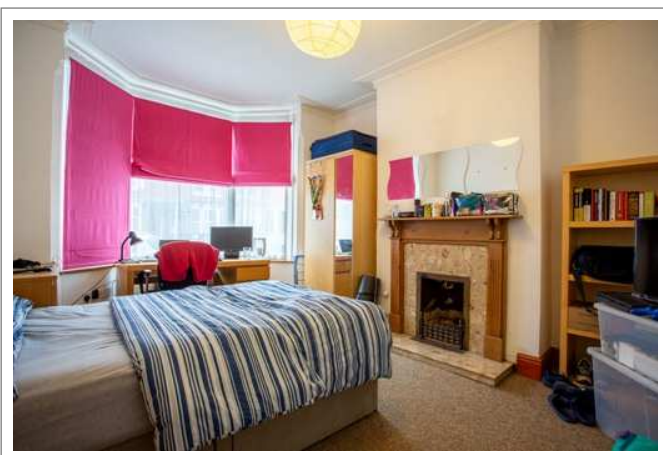
Add £15 per week all inclusive

Total all inclusive £115 per week / £5,980 for the contract

This comfortable house comprises 5 large bedrooms, two with basins / mirrors over, one bathroom and one shower room, three toilets, new kitchen and large lounge with flat screen TV. The house is furnished with modern IKEA furniture and some new carpets.

Burleigh Road is an exceptional location in the most-desirable area of the Golden Triangle – very close to campus & town centre - this is a great opportunity to live in a truly amazing house.

The enclosed zero maintenance garden is perfect for BBQs; there is a pub style picnic bench, shrubs plus a lockable bike shed.



www.andrewchell.com

66 Ashby Road : Loughborough : LE11 3AE

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Address: 7 Burleigh Road, LOUGHBOROUGH, Leicestershire, LE11 3BA
RRN: 8994-2575-6829-1706-0243

Energy Efficiency Rating		Environmental Impact (CO2) Rating	
	Current	Potential	
Very energy efficient - lower running costs (92 plus) A			Very environmentally friendly - lower CO2 emissions (82 plus) A
(81-91) B			(81-91) B
(69-80) C			(63-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO2 emissions
England & Wales		EU Directive 2002/91/EC	England & Wales
			EU Directive 2002/91/EC

Energy Efficiency Rating: Current 62, Potential 83

Environmental Impact (CO2) Rating: Current 54, Potential 80

All-inclusive package

A budgeted allowance scheme is included in the rent to cover the cost of Water Rates and TV Licence along with all the bills for electricity, gas, broadband internet, digital TV and phone services you use during your tenancy.

Any unused allowance of the electricity and gas budget is refunded.

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