



Gracedieu Court

, Loughborough , LE11 4QL

Rental £115 Weekly
2 bedroom House available 02 July 2025

3 Ashby Square, Loughborough, , LE11 5AA
loughborough@loc8me.co.uk

01509 239099

Opening Times

Mon 08.30 - 17.00; Tues 08.30 - 17.00
Wed 08.30 - 17.00; Thurs 08.30 - 17.00
Fri 08.30 - 17.00; Sat 10.00 - 15.00; Sun Closed

* Furnished

Situation

£115 (Exclusive per person per week) Property reference- 4407 Energy performance- B Council tax band- B Welcome to Gracedieu Court, where contemporary design complements student lifestyle. Set on the engineering side of campus, this two-bedroom apartment has been curated with the modern student in mind, offering comfort, style, and ultimate convenience. Key Features: Stylish Modernity: Every aspect of this apartment screams modern elegance, from the sleek fixtures to the clean lines of its design. Campus Proximity: Perfectly positioned on the engineering side, students can enjoy the luxury of a few minutes' walk to lectures, seminars, and workshops, making those early morning starts a breeze. Spacious Living: The expansive open-plan living and kitchen area serves as the heart of this apartment. Whether you're hosting a study group, entertaining friends, or enjoying a quiet evening, this space adapts to your every need. Comfortable Residences: The double bedrooms promise restful nights. With ample storage and space to study, these rooms cater to both relaxation and productivity. Parking Perks: Forget the hassle of street parking. With an off-road car park, you'll always have a dedicated spot waiting for you, offering both convenience and security. Connected Living: While the engineering side of campus is just a stone's throw away, you're also connected to the town's amenities, eateries, and entertainment hotspots.

Accommodation

Property Ref: inst-21279

All measurements are approximate.

Further Information

The deposit required is £300

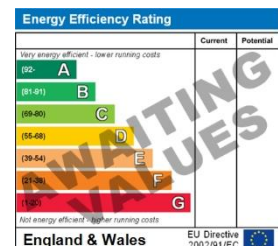
The landlord has requested to include The rent is to include Broadband, TV Licence, Gas, Electricity, Water, Contents Insurance & loc8me community card - local discounts, exclusive giveaways, events & parties which is capped at £45 per person per week.

The landlord is willing to rent this home to Student

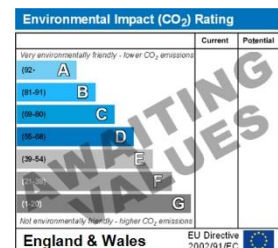
The landlord is willing to rent the property for a minimum of 12 Months and a maximum of 12 Months

Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO₂) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact on the environment. The higher the rating the more environmentally friendly the home is and the lower the carbon footprint will be.
Creation Date: 13/12/2024

IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Orange Living Limited, 2024. Orange Living Limited Registered in England No. 06537787