







**\*\* PRICE CHANGE TO MEET FINANCIAL  
YEAR END \*\***

This delightful two-bedroom detached house offers a wonderful open plan living space, ideal for relaxing and entertaining.

With one reception room and two bathrooms, this property provides ample space for comfortable living. The double off-road parking ensures convenience for you and your guests, making coming home a breeze.

Located in a peaceful village setting, this house offers a tranquil escape from the hustle and bustle of city life.

Don't miss out on the chance to own this lovely detached property in Alrewas. Book a viewing today and envision the life you could create in this wonderful home!



 **ABODE**  
SALES & LETTINGS

Entrance Hallway

Open Plan Kitchen  
13.0 x 8.2

Living Diner  
14.10 x 9.9

Cloakroom

Landing

Bedroom One  
14.10 x 9.9

Bedroom Two  
14.9 x 8.1

Bathroom  
8.9 x 6.5

Garden











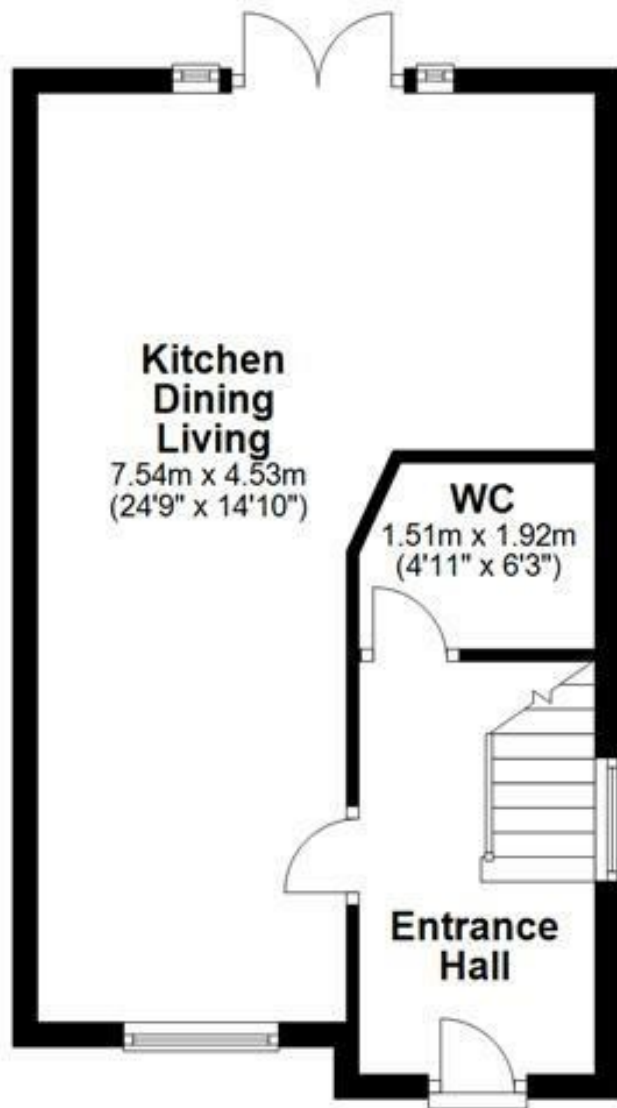




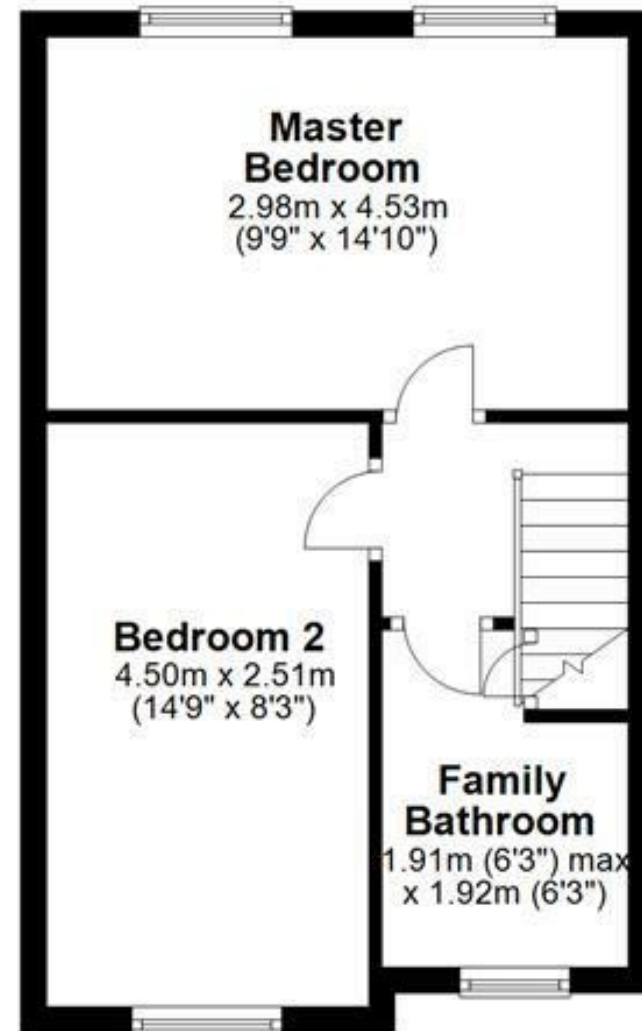




## Ground Floor



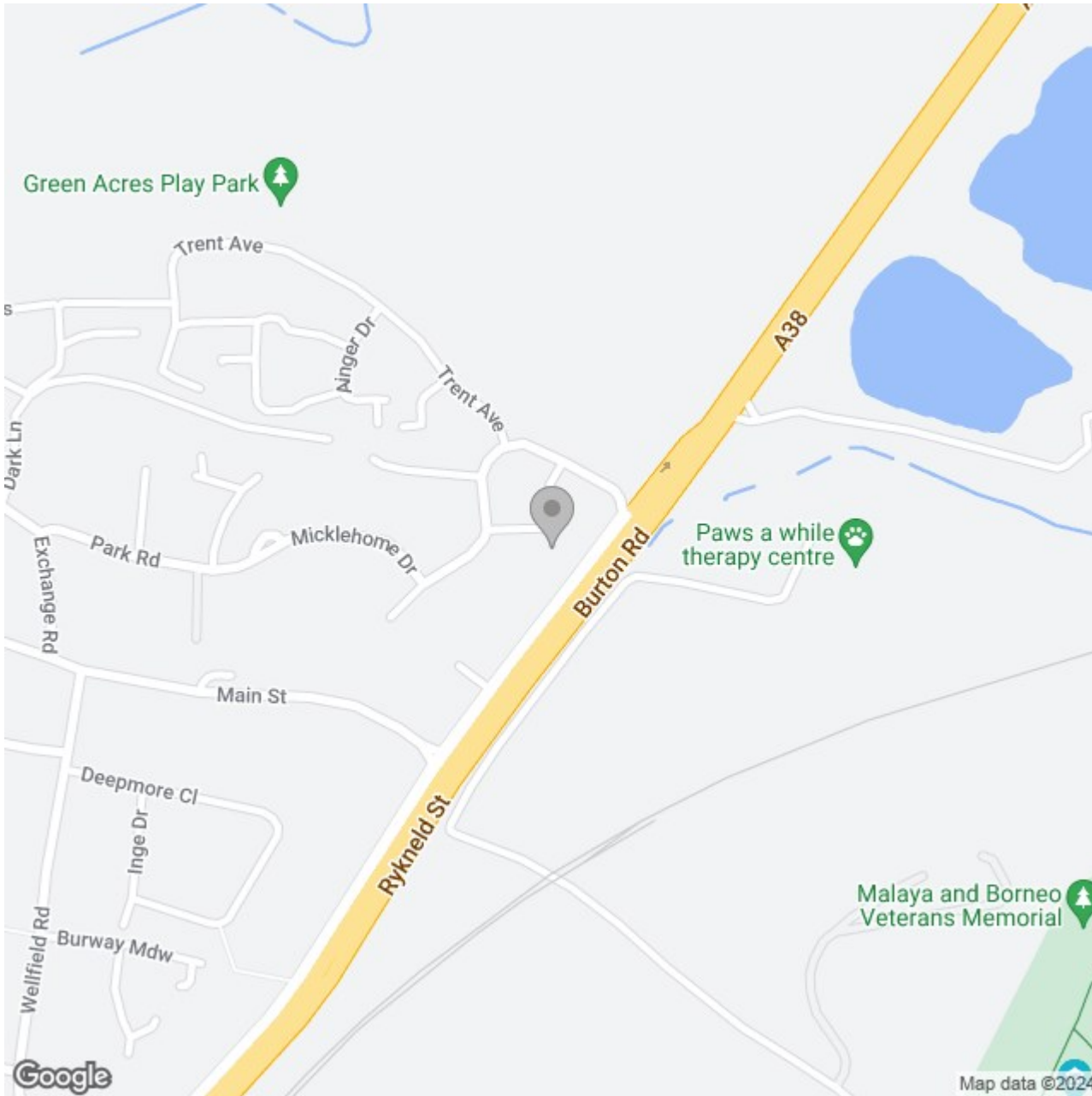
## First Floor



Please use as a guide to layout only. They are not intended to be to scale. Prc  
Abode Anderson-Dixon, Burton-Uttoxetter-Ashbourne  
Plan produced using PlanUp.







### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>96</b>
(81-91) <b>B</b>	<b>84</b>	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	