



**SAVE THOUSANDS  
ON ESTATE  
AGENTS FEES WITH  
OUR ASSISTED  
MOVE SCHEME**

**UP TO 100%  
PART EXCHANGE  
AVAILABLE ON  
THIS HOME**



## Cadeby Design Marston Lane Doveridge, Ashbourne, DE6 5JR

**\*\* SHOWHOMES NOW OPEN \*\* READY NOW \*\*  
\*\*UPGRADED KITCHEN\*\***

The Cadeby is a contemporary three-bedroom home designed for comfortable living. The ground floor features a cloakroom, lounge and an open kitchen and dining area, which is complemented by French doors leading to the rear garden. On the first floor, the home impresses with a master bedroom that includes an en suite shower room. Two additional double bedrooms and a main bathroom round off the upstairs layout, making the Cadeby a well-balanced family home

This imagery viewpoint is within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical home of this type. External materials, finishes, landscaping and the position of garages may vary throughout the development. Properties may be built handed (mirror image). Please enquire for further details. Floor plans depict the typical layout of this

**£325,000**

# Cadeby Design Marston Lane

Doveridge, Ashbourne, DE6 5JR



## Details

Entrance Hall

Lounge

10'11" x 19'1" (3.35m x 5.83m)

Cloak

Kitchen/Diner

18'3" x 11'10" (5.57m x 3.63m)

Master Bedroom

11'1" x 12'0" (3.40m x 3.68m)

En suite

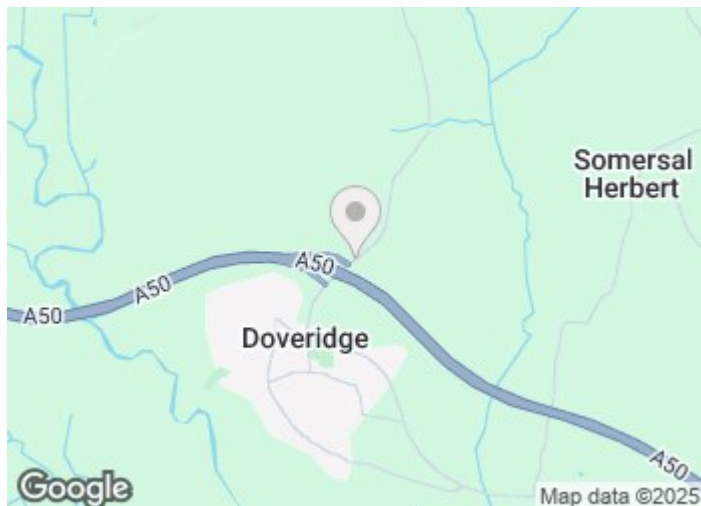
6'9" x 7'8" (2.07m x 2.36m)

Bedroom two

9'6" x 11'9" (2.91m x 3.59m)

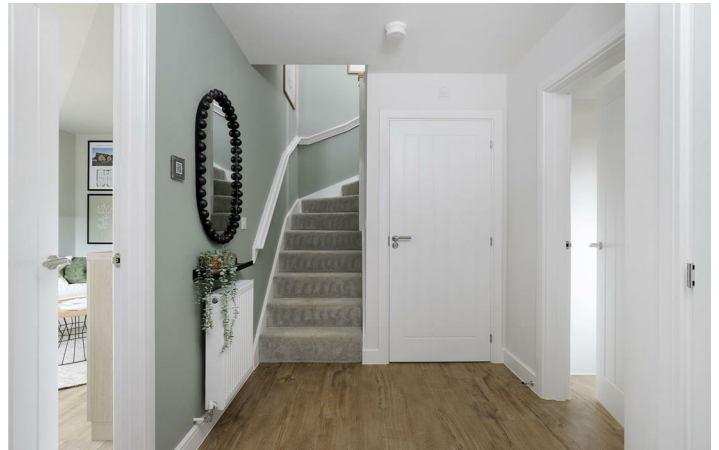
Bedroom three

8'4" x 11'9" (2.56m x 3.59m)

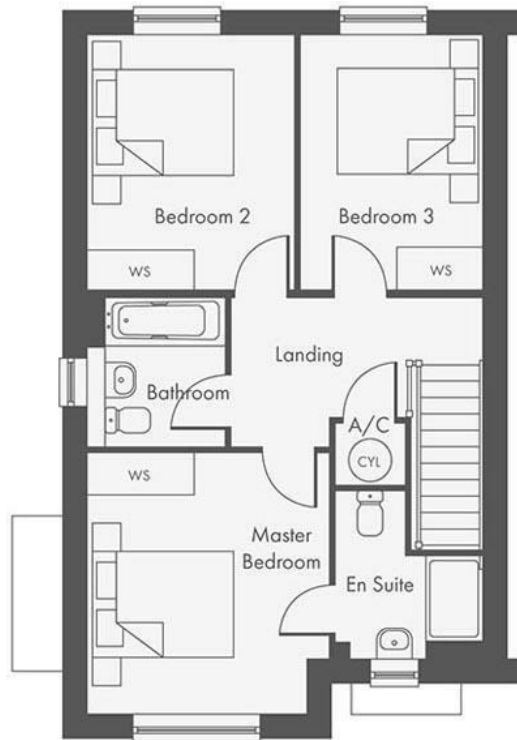


Directions





Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

1 Market Place, Uttoxeter, Staffordshire, ST14 8HN  
Tel: 01889 567777 Email: [uttoxeter@abodemidlands.co.uk](mailto:uttoxeter@abodemidlands.co.uk) <https://www.abodemidlands.co.uk>

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</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>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 