

56 Spitfire Road, Castle Donington, DE74 2AU

£1,750 PCM

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ABODE Lettings are excited to offer this impressive family home, built by Miller Homes to the striking Worthington specification, is the only property of its design in the sought-after Spitfire Road development.

The accommodation includes a welcoming reception hall with a guest cloakroom, a spacious living room, and an outstanding dining kitchen. On the first floor, there are four double bedrooms (the master with an en-suite) and a family bathroom.

Externally, the property features an arched lintel above double timber gates, offering drive-through access to the garage. The private, enclosed rear garden includes decking and astro turf.

Castle Donington is a highly desirable town, offering excellent amenities, including schools for all ages, convenient access to the national motorway network, Parkway railway station, and East Midlands Airport. The vibrant town center, along Market Street and Borough Street, boasts a variety of independent cafes, bars, restaurants, and boutique shops, making it a wonderful place to live.





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## Floor Plans



**Approximate total area<sup>®</sup>**

141.66 m<sup>2</sup>  
1524.82 ft<sup>2</sup>

**Balconies and terraces**

20.81 m<sup>2</sup>  
224 ft<sup>2</sup>

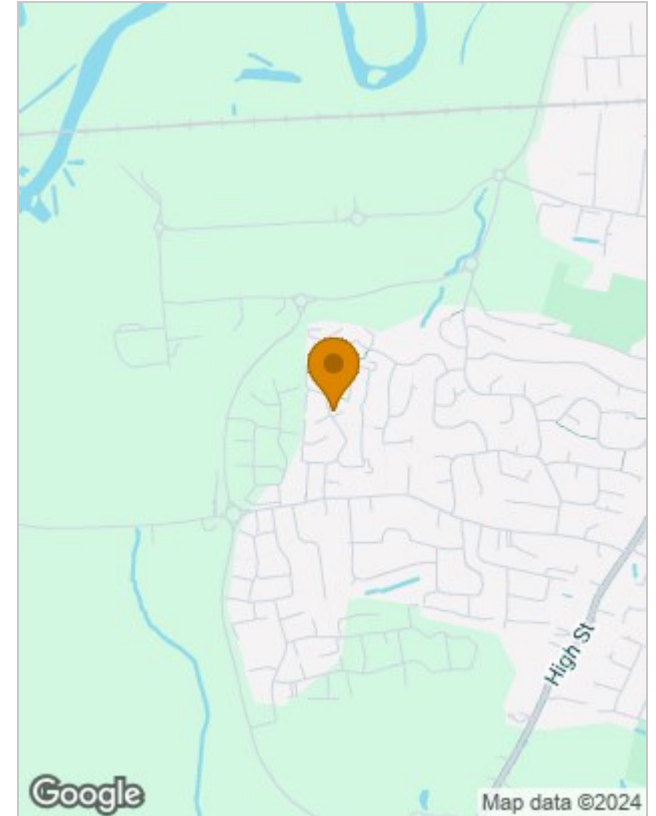
(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

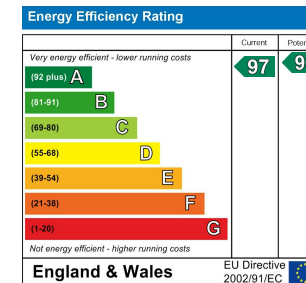
Calculations are based on RICS IPMS 3C standard.

GIRAFFE360

## Location Map



## Energy Performance Graph



Please contact our Burton Lettings Office on 01283 845888 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.