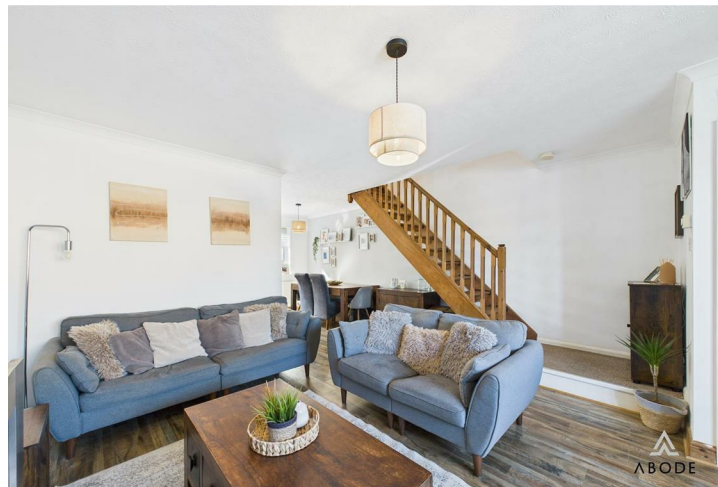






Offered for sale with NO UPWARD CHAIN stands this immaculately presented three bedroom semi detached family home. Set within the Violet Way school catchment this double glazed and gas centrally heated home offers entrance hall, lounge opening into dining room and kitchen. To the first floor there are three bedrooms and family bathroom. Outside the home has an enclosed rear garden and front garden and driveway. Viewing Strictly by Appointment Only.



Accommodation

Step inside this beautifully presented three-bedroom semi-detached home, designed to offer both comfort and convenience in a sought-after residential area. Perfect for first-time buyers and growing families, this inviting property boasts an open-plan lounge and dining area, a private enclosed garden, and the added bonus of driveway parking.

From the moment you enter, you are welcomed into a spacious, light-filled living and dining area, where natural light pours in, creating a warm and inviting atmosphere. The open-plan layout allows for seamless entertaining, whether hosting dinner parties or enjoying a cozy night in. Stylish wood-effect flooring and neutral décor provide a timeless backdrop, ready to complement any personal style.

The well-appointed kitchen features modern cabinetry, ample countertop space, and direct access to the garden, making outdoor dining or weekend barbecues a breeze. Upstairs, the home continues to impress with three well-sized bedrooms, perfect for a growing family, guest rooms, or a home office. The family bathroom is finished with contemporary fittings, ensuring both style and functionality.

Outside, the private rear garden offers a tranquil retreat, featuring a mix of lawn and patio space, ideal for enjoying sunny afternoons or unwinding in the fresh air. A driveway at the front provides off-road parking, adding to the convenience of this charming home.

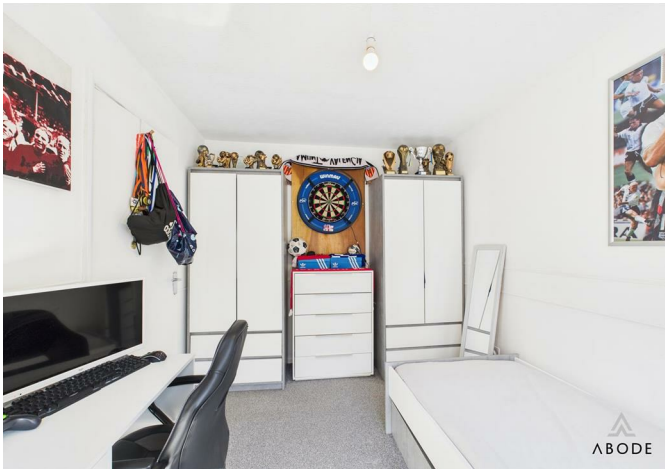


Located in a popular residential neighborhood, this home is within close proximity to local schools, shops, and excellent transport links, ensuring an easy commute and access to everyday essentials.

This fantastic home is move-in ready and waiting for its new owners. Don't miss this opportunity—book your viewing today!



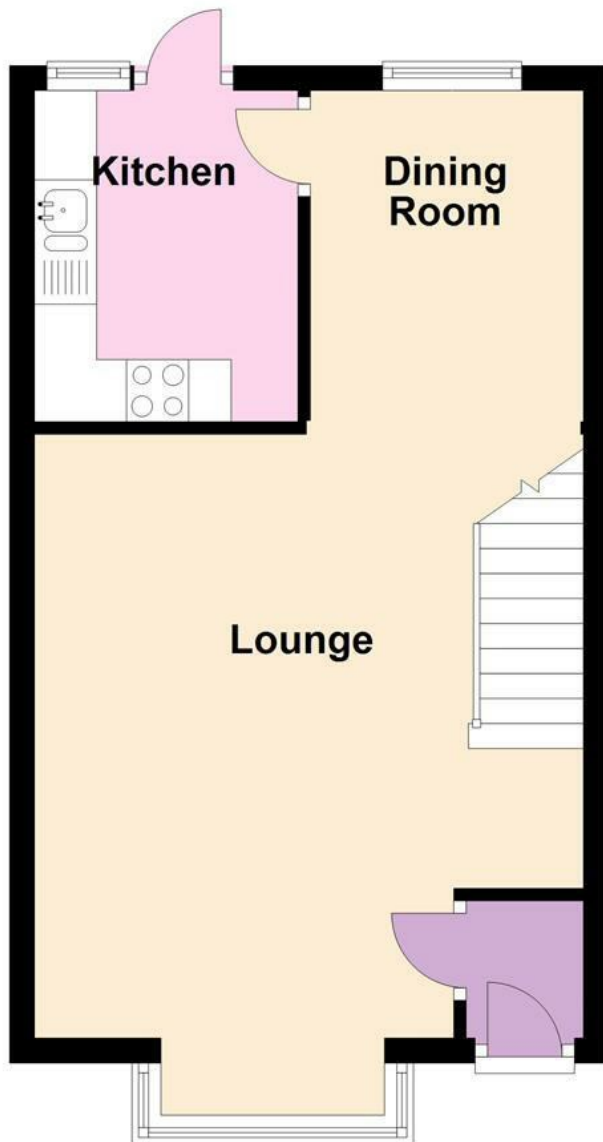




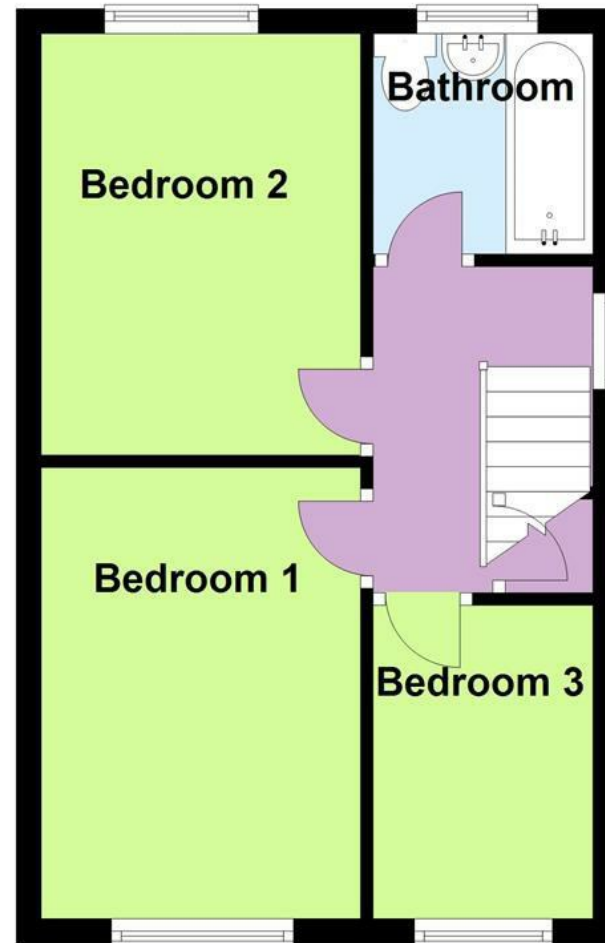




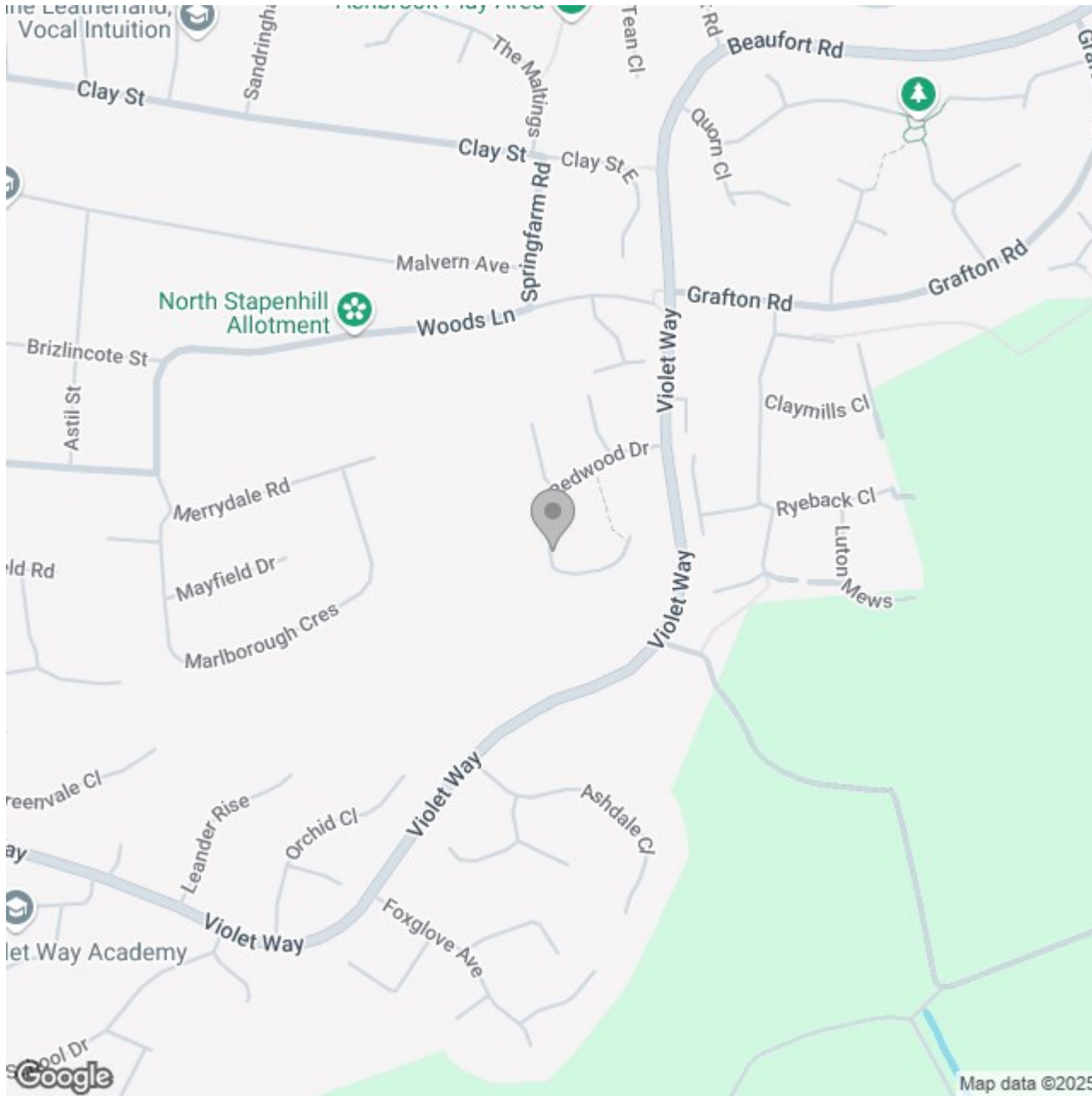
Ground Floor



First Floor



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



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		87
(81-91) B		
(69-80) C		62
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	