

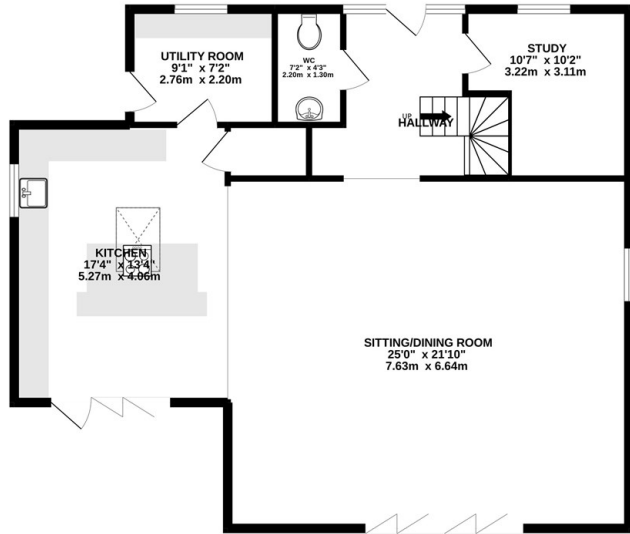


## Plot 2, Homestead Mews, Newton, Alfreton, DE55 5UQ

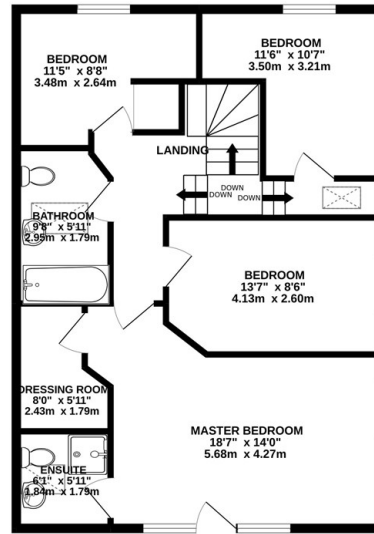
Offers In The Region Of £485,000

- 4 Bedrooms
- Double garage
- Bi fold doors in the kitchen and lounge area
- Viewing is essential
- Office room
- Fabulous finish throughout
- Underfloor heating
- Open plan living
- Master Suite With Ensuite shower room and walk in wardrobe
- Decked entertaining area

GROUND FLOOR  
1084 sq.ft. (100.7 sq.m.) approx.

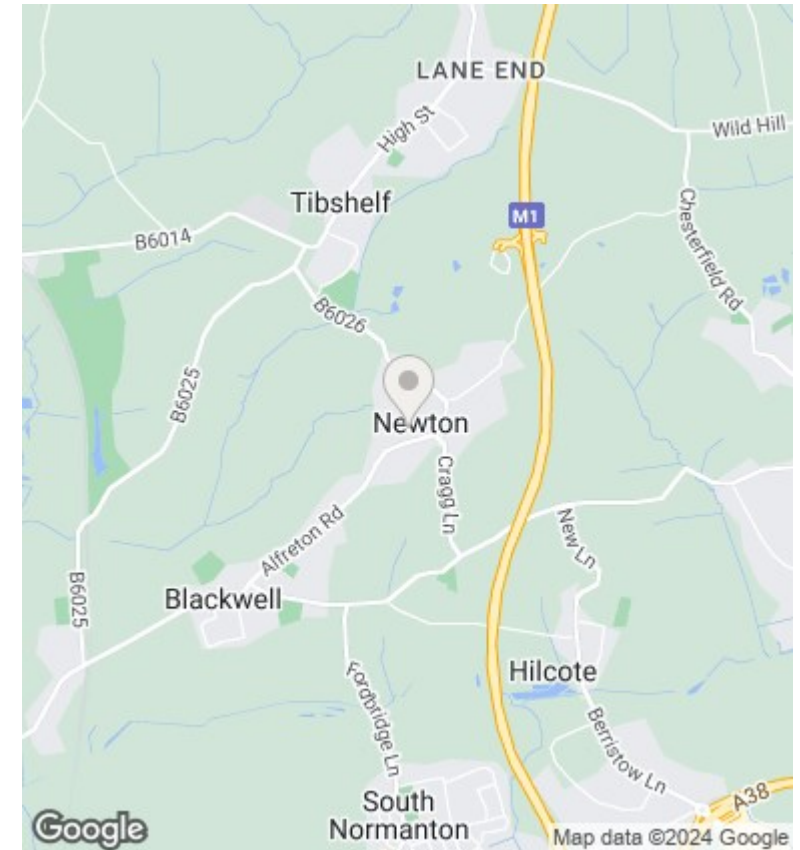


1ST FLOOR  
740 sq.ft. (68.8 sq.m.) approx.



TOTAL FLOOR AREA : 1825 sq.ft. (169.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Directions

## Viewings

Viewings by arrangement only. Call 01246 276 276 to make an appointment.

## Council Tax Band

## EPC Rating:

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		