



## Owl Homes Derby Road Doveridge, Ashbourne, DE6 5JR

**\*\*THREE BEDROOM DETACHED \*\* LOUNGE \*\* KITCHEN DINER \*\* ENSUITE TO MASTER \*\* FAMILY BATHROOM \*\***

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

\*Imagery used from previous showhomes and may include upgrades and extras not included as standard.

**£329,950**

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## 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

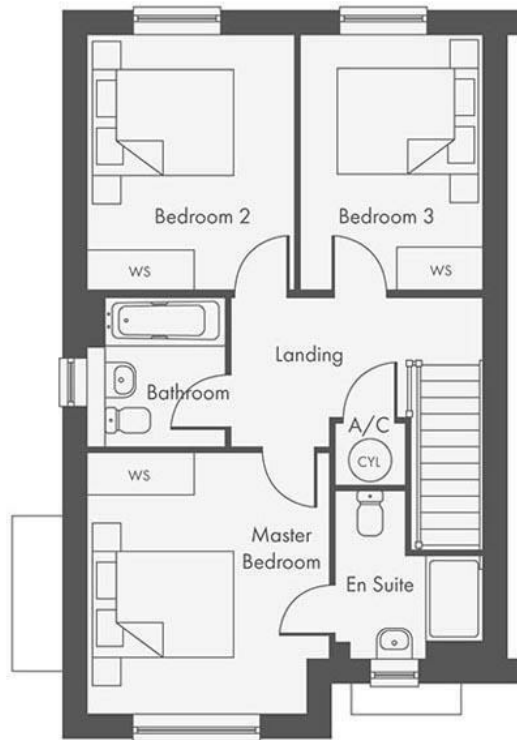
8'4" x 11'9" (2.56m x 3.59m)



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.

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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 