



The Milton Keyworth Rise
Keyworth | NG12 5SQ | £319,950

ROYSTON
& LUND

- Ready to Move In Now – Viewing Advised
- Garage & Driveway Parking
- West Facing Garden
- Open Plan Kitchen / Dining Room
- Council Tax Band Freehold
- Deposit Contribution Available
- Upgrades Included
- Top Floor Master Bedroom with En Suite
- Separate Utility
- EPC Rating - B - E





LAST REMAINING PLOT AT KEYWORTH RISE

Ready to move in now with a DEPOSIT CONTRIBUTION! Royston and Lund are delighted to market the last remaining plot on Keyworth Rise by Bloor Homes. 'The Milton' is an exceptional new home with garage, west facing garden and upgrades included! Features a superb top floor master bedroom with en suite, open plan kitchen / dining area & utility.

To the ground there is a hallway with stairs leading up to the first floor, a spacious living room with under-stairs storage cupboard, an open plan kitchen/diner with French Doors opening to the rear garden, a separate utility area and a downstairs W/C.

To the first floor, there is a generous double bedroom, a smaller bedroom and a family bathroom comprising a bath, wash hand basin and w/c.

To the second floor is beautiful dual aspect master suite complete with en-suite shower room.

To the rear of the property is an enclosed rear garden accessed from the kitchen/diner or via a side gate which is mainly laid to lawn with a small patio area. To the side a driveway provides off-street parking for multiple vehicles leading to a single garage.

Keyworth is a sought after village in South Nottinghamshire, hosting a range of local amenities including shop, health centre, pubs and much more. with easy access to major road networks such as the A46 and M1.

Please note photos are representative of the house type but not necessarily a specific plot.



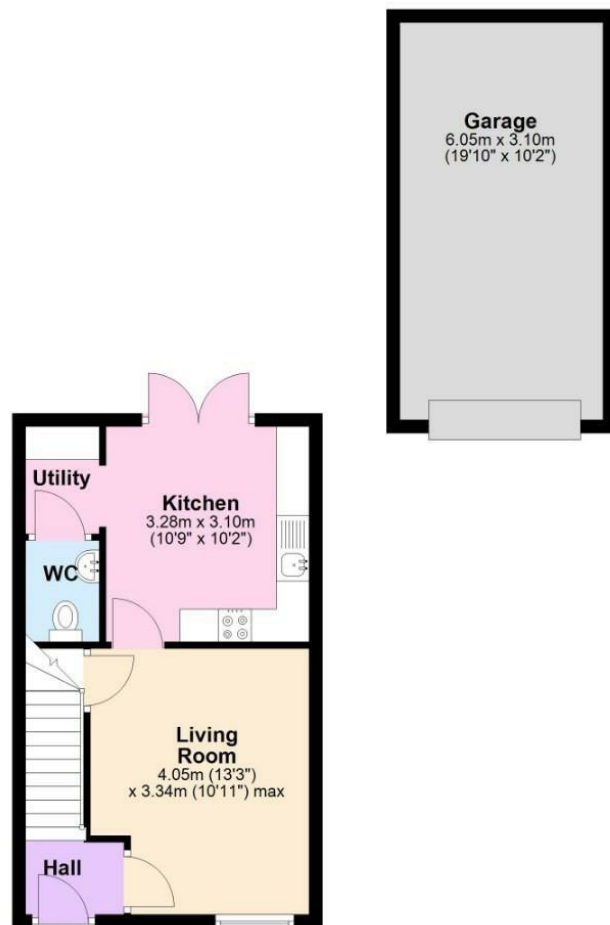


EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		93
(81-91) B	84	
(69-80) C		
(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		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

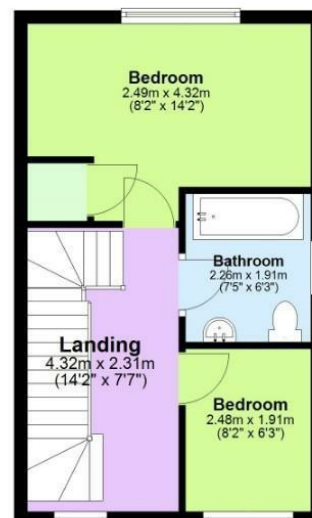
Ground Floor

Approx. 50.9 sq. metres (547.7 sq. feet)



First Floor

Approx. 32.1 sq. metres (345.8 sq. feet)



Second Floor

Approx. 27.3 sq. metres (294.0 sq. feet)



Total area: approx. 110.3 sq. metres (1187.5 sq. feet)

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.

ROYSTON & LUND