

Oaklands 9a, Melton Road, Ab Kettleby, Melton Mowbray, LE14 3JA

Offers invited £750,000

Council Tax Band: New Build



Nestled in the charming village of Ab Kettleby, Melton Mowbray, this stunning newly built property on Melton Road is a true gem waiting to be discovered. Boasting a spacious 3,103 sq ft of living space, this detached house offers a perfect blend of modern luxury and countryside tranquillity.

As you step inside, you are greeted by three elegant reception rooms, ideal for entertaining guests or simply unwinding after a long day. With five generously sized bedrooms and three bathrooms, there is ample space for the whole family to relax and rejuvenate.

The heart of this home is undoubtedly the luxury kitchen, complete with a stylish kitchen island and exquisite quartz worktops. Imagine preparing delicious meals while enjoying the panoramic views of the surrounding countryside - a true culinary delight!



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| Energy Efficiency Rating | | |
|---|----------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (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 | |