



**Rose Hill | Stafford | ST16 1AQ**  
**Offers In The Region Of £220,000**

 **Webbs**  
estate agents



## Summary

**\*\* NEW BUILD \*\* READY MARCH/APRIL \*\* BUYERS INCENTIVES / PART EXCHANGE AVAILABLE \*\* KEY WORKER INCENTIVES \*\* CALL BRANCH ON 01543 468846 FOR MORE INFORMATION \*\***

The Wilford is a two-bedroom home, briefly comprising a through hallway, guest WC and generous lounge diner with French doors to the rear garden. Upstairs benefits from two double bedrooms and a family bathroom. Externally there is a private rear garden and driveway.

All David Wilson Homes come with a 10-year NHBC Buildmark warranty – this means they have complied with the NHBC Standards which set out the technical requirements for design, materials and workmanship in new home construction. So you can buy one of their spacious new homes with confidence.

David Wilson Homes use highly thermally efficient insulation and argon-filled double-glazing as standard, which allows the heat from the sun in whilst minimising heat loss. So no matter how cold it is outside, you can stay cosy whilst keeping your bills down. In fact, a brand-new home could be up to 69% cheaper to run, meaning you could save up to £1,418 on your bills each year, compared to an

## Key Features

- BUYERS INCENTIVES
- 10 YEARS NHBC BUILDERS WARRANTY
- FAMILY BATHROOM
- SPACIOUS LOUNGE DINER
- PRIVATE REAR GARDEN
- FABULOUS DEVELOPMENT
- TWO DOUBLE BEDROOMS
- MODERN KITCHEN
- GUEST WC
- DRIVEWAY

## Rooms and Dimensions

### THROUGH HALLWAY

### GUEST WC

### MODERN KITCHEN

10'1" x 5'10" (3.083m x 1.784m)

### LOUNGE DINER

14'3" x 12'10" (4.357m x 3.926m)

### LANDING

### BEDROOM ONE

12'10" x 8'1" (3.926m x 2.486m)

### BEDROOM TWO

12'10" x 9'7" (3.926m x 2.926m)

### FAMILY BATHROOM

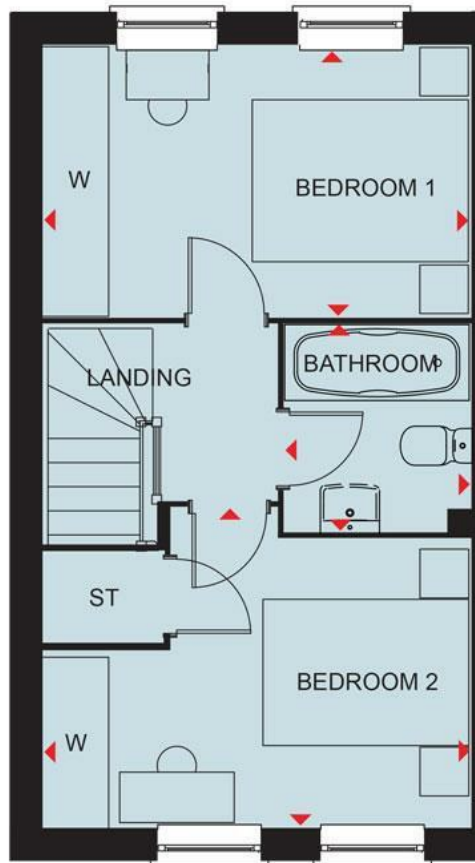
### REAR GARDEN

### PRIVATE DRIVEWAY

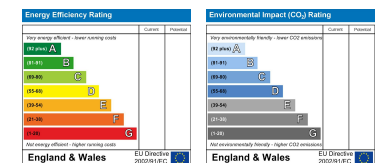
### Identification checks - C







Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.



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