

# Arnolds | Keys



## Beeson House, Marriott Way Industrial Estate, Melton

£350,000

- PURPOSE BUILT MODERN OFFICE BUILDING
- ATTRACTIVE DESIGN WITH FLINT/BRICK ELEVATION
- POTENTIAL FOR PERMITTED DEVELOPMENT TO RESIDENTIAL
- SOLAR PANELS
- GENERAL CAR PARKING - 15 SPACES

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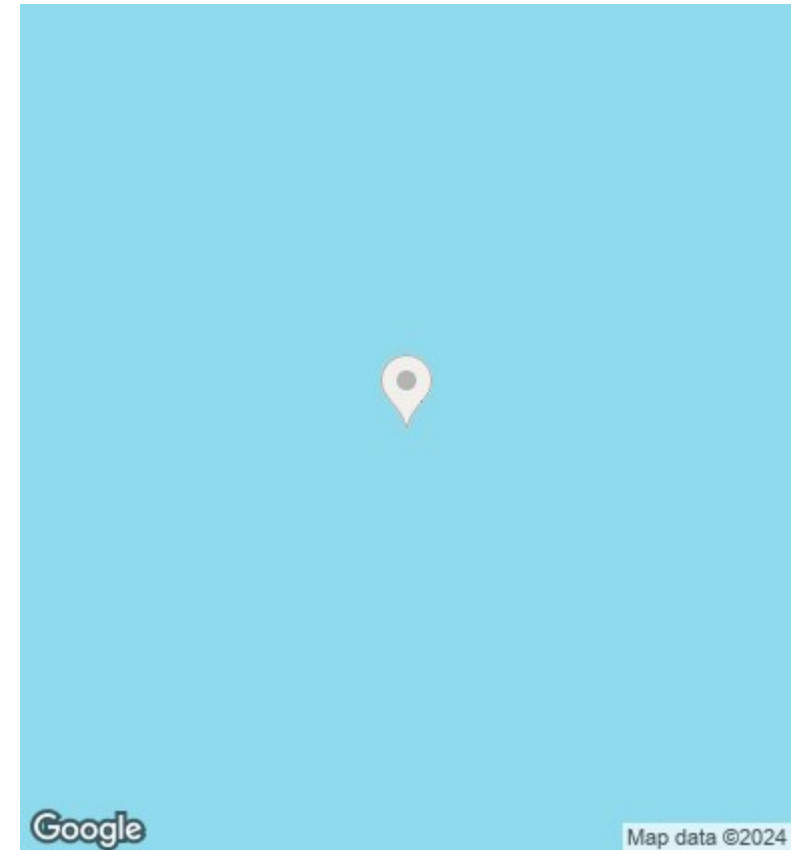
## Directions

## Viewings

Viewings by arrangement only. Call 01263 738444 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	