



**Yew Tree Road, Newhall, Swadlincote, Derbyshire, DE11 0NL**

Offers Over £190,000



**Bedrooms: 3 | Bathrooms: 1 | Receptions: 1**

Cadley Cauldwell are pleased to market this 3-bed semi-detached property. The property comprises entrance hall, lounge, diner, kitchen, 2 double bedrooms & 1 single bedroom, shower room, enclosed rear garden and driveway. Located on a popular street in Newhall with easy access to local amenities, schools for all ages and major route ways.

The property benefits from gas central heating, double glazing and solar panels.

To arrange your viewing contact Cadley Cauldwell on 01283 217251

Freehold/Council Tax: B/EPC: C

**Entrance Hall** - 3.28m x 1.8m (10'9" x 5'11")

**Lounge** - 3.23m x 3.33m (10'7" x 10'11")

**Dining Room** - 2.57m x 2.41m (8'5" x 7'11")

**Kitchen** - 2.59m x 2.72m (8'6" x 8'11")

**Bedroom 1** - 2.92m x 3.3m (9'7" x 10'10")

**Bedroom 2** - 2.77m x 2.97m (9'1" x 9'9")

Fitted wardrobes

**Bedroom 3** - 1.83m x 2.13m (6'0" x 7'0")





**Cadley Cauldwell**  
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