



£200,000 Freehold

PLOT 6, THE GLAVEN WILLOW GRANGE | MASTIN MOOR | | S43 3FF

BuckleyBrown
ESTATE AGENTS

THE PERFECT CHOICE FOR YOU... We are pleased to market these thoughtfully built and well designed properties at the stunning new Willow Grange development located in the peaceful setting of Mastin Moor.

The Glaven is a well-designed two-bedroom home, offering a perfect combination of modern style and everyday practicality, ideal for first-time buyers or downsizers.

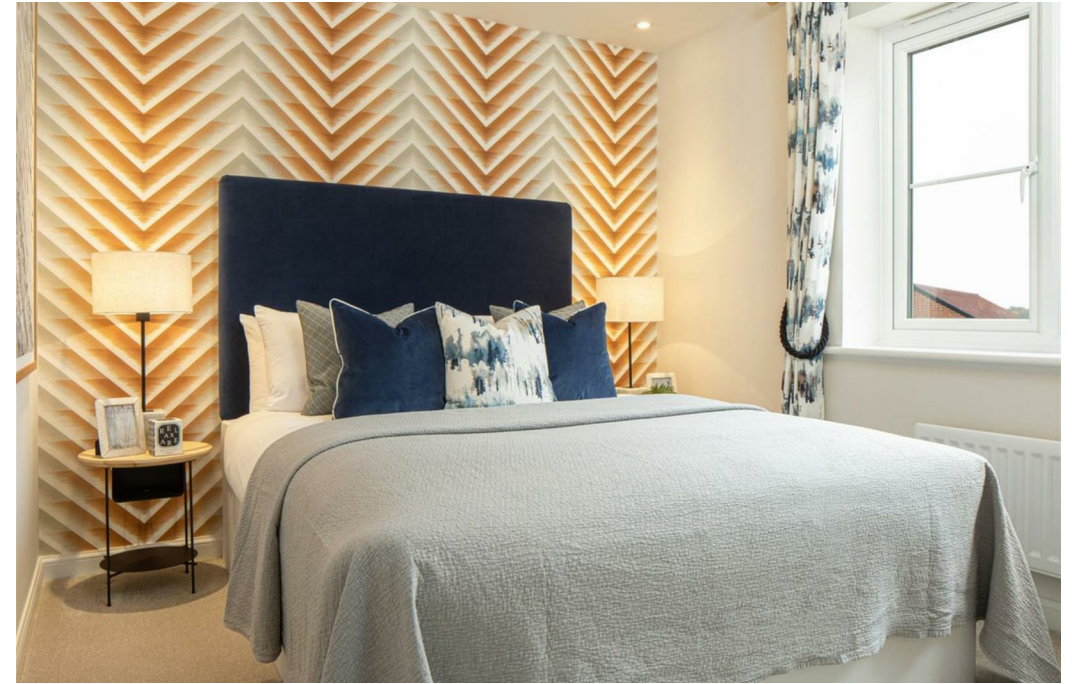
The ground floor features a contemporary kitchen and dining area, thoughtfully designed for everyday living. A bright and spacious living room provides a welcoming place to relax, with useful storage and a convenient cloakroom adding to the home's practicality.

Upstairs, two well-proportioned bedrooms offer comfortable and versatile accommodation, ideal for both residents and guests, complemented by a modern family bathroom.

Finished with an electric vehicle charging point and smart design throughout, The Glaven is a stylish and efficient home perfectly suited to modern living.

For further information or to arrange a site visit, please contact BuckleyBrown today on 01246 605121 or visit our local branch.





Location

Sit within Mastin Moor you will find the area offers a quiet and peaceful setting, benefiting from countryside views and local walks close by. With easy access to transport links and routes, it makes travelling to areas such as Chesterfield, Staveley and Bolsover an ease, along with commuting further afield due to its proximity to the M1. You will also find schools, shops and further amenities at hand, making every day living easy.

Key Features

- 10 year NHBC Buildmark warranty
- Timber Frame Construction
- PV Solar Panels
- Air Source Heat Pump
- EV Car Charges

Agent Note

The images shown are for illustrative purposes only and each home may vary.

Kitchen/Diner 12'7" x 9'9"

Reception Room 13'7" x 12'2"

Bedroom One 13'9" x 9'1"

Bedroom Two 13'9" x 8'1"

Ground floor



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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		

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