

# Huntleys

MELTON MOWBRAY

## *Douglas Jane Close*

3 Bed • 2 Baths • Terraced House

£1,495 pcm



#### ENERGY PERFORMANCE

**TBC**

#### OVERVIEW

## Douglas Jane Close

MELTON MOWBRAY

A brand new home within a new development, constructed by Solus Homes. This contemporary property is finished to a high standard throughout. Almost ready for it's first occupation, this house boasts a large living space, open to the neutral Pullman kitchen, which includes integrated appliances. Situated by the living space is a bespoke water closet, and storage cupboard. On the first floor are two bedrooms, and a three piece bathroom. Situated on the top floor is the master bedroom, with built-in wardrobes, and access to an ensuite shower room. Ample sized garden to the rear with a new patio area and lawn. Allocated parking for two cars with an allocated EV charger. PLEASE NOTE: Garden lawn, estate road and parking shown on external images have been enhanced using AI, to represent the ground work soon to be conducted at this site.

#### Lounge / Diner

Open to the kitchen, a living space that runs the full depth of the property. French doors give access to the rear garden. Ample power points, with access to storage cupboard, and water closet.

#### Kitchen

A contemporary pullman kitchen, open to the living area. This kitchen includes the following integrated appliances; fridge / freezer, washer / dryer, dishwasher, oven, and induction hob.

#### Master Bedroom

Set on the second floor, a double bedroom with built-in wardrobes and access to an ensuite shower room.

#### Bedroom Two

A second double bedroom, set on the first floor overlooking the rear garden. Includes a built-in wardrobe.

#### Bedroom Three

A third bedroom on the first floor, overlooking Douglas Jane Close.

#### Bathroom

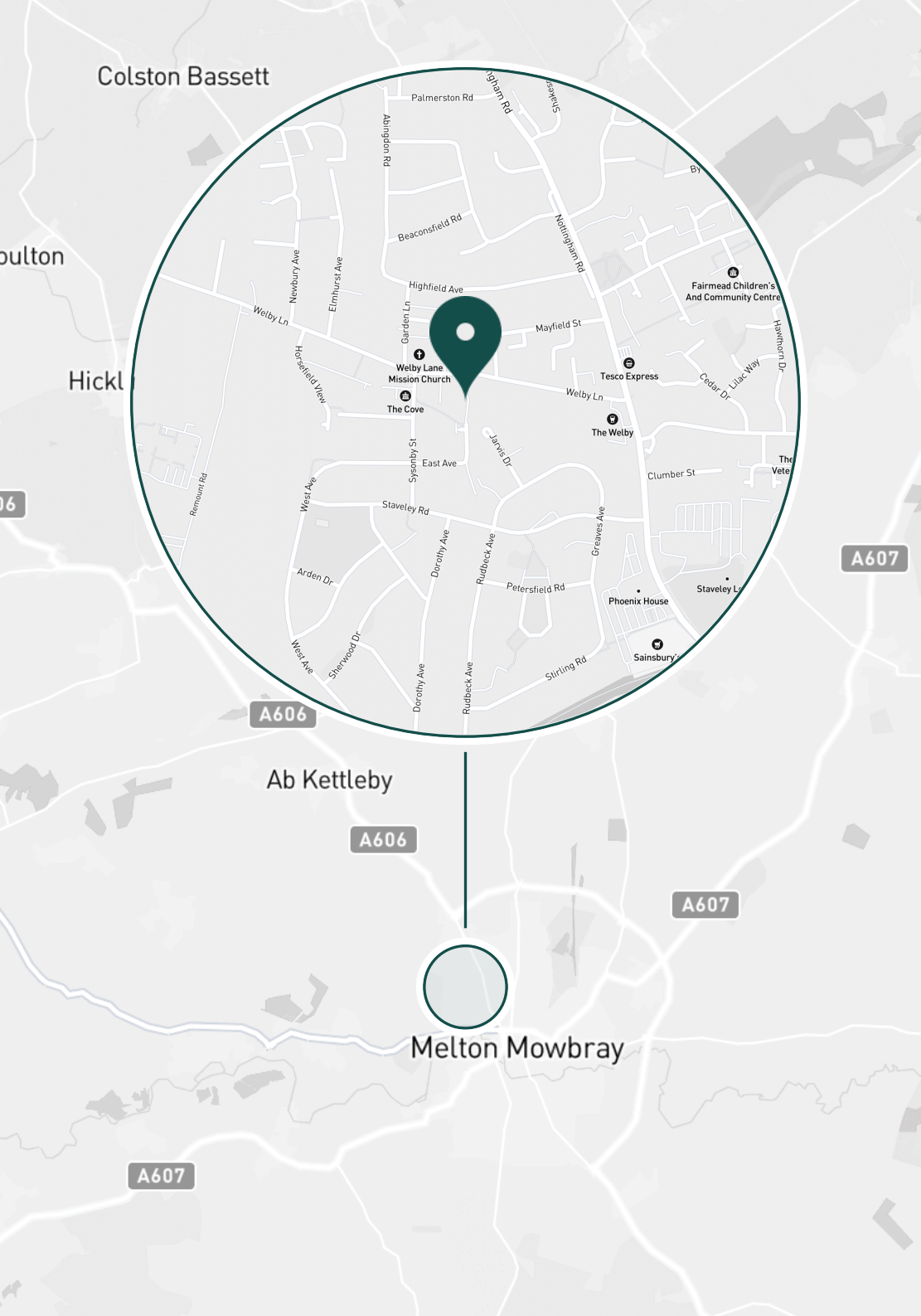
A three piece bathroom on the first floor, including a bath, sink, toilet, and shower above the bath. Bespoke tiled flooring, and country style faucets.

#### Parking

Allocated parking for two cars within this new estate. With access to an EV charger. PLEASE NOTE: Images showing the estate road have been enhanced using AI to show how the estate may look once tarmac has been laid.

## LIVING KITCHEN





## DISCOVER

# Melton Mowbray

### SUPERMARKETS

|                             |        |
|-----------------------------|--------|
| Staveley Convenience Store  | 0.3 mi |
| Welby Lane Premier          | 0.4 mi |
| Tesco Express Nottingham Rd | 0.6 mi |
| Sainsburys Melton           | 0.6 mi |
| Iceland Melton Mowbray      | 0.9 mi |

### GYMS

|                               |        |
|-------------------------------|--------|
| Evolve Fitness & Performance  | 0.8 mi |
| GoodLife Gym Health & Fitness | 1.2 mi |
| Waterfield Leisure Pool       | 1.2 mi |
| Steel Yard Gym                | 1.2 mi |
| Bodyworx Gym & Fitness        | 1.3 mi |

### TRAIN STATIONS

|                  |         |
|------------------|---------|
| Melton Mowbray   | 1.6 mi  |
| Oakham           | 11.0 mi |
| Barrow upon Soar | 12.5 mi |
| Sileby           | 13.8 mi |
| Syston           | 14.3 mi |

### NURSERY SCHOOLS

|                                    |        |
|------------------------------------|--------|
| Little Rascals Welby Lane Nurs...  | 0.3 mi |
| Little Stars Day Nursery Melton... | 0.6 mi |
| Park Lane Nursery                  | 1.0 mi |
| Woodlands Nursery Melton Mo...     | 1.1 mi |
| Melton Mowbray Nursery Scho...     | 1.3 mi |

### PRIMARY SCHOOLS

|                                   |        |
|-----------------------------------|--------|
| The Grove Primary School          | 0.6 mi |
| St Mary's Church of England Pr... | 0.8 mi |
| Saint Francis Catholic Primary... | 1.3 mi |
| Brownlow Primary School           | 1.5 mi |
| Swallowdale Primary School        | 1.7 mi |

### HIGH SCHOOLS

|                                |        |
|--------------------------------|--------|
| SMB College Group Melton Ca... | 0.8 mi |
| Long Field Spencer Academy     | 1.4 mi |
| John Ferneley College          | 1.6 mi |
| Melton Vale Sixth Form College | 2.3 mi |
| Birch Wood School              | 2.4 mi |

## KEY FEATURES

- ✓ Brand New Home
- ✓ Allocated Parking
- ✓ Ensuite
- ✓ Contemporary Style
- ✓ EV Charger
- ✓ Three Bedrooms



Kitchen



Kitchen



Kitchen Appliances



Living Kitchen



Kitchen



Kitchen



Water Closet



Water Closet



Master Bedroom



Master Bedroom



Wardrobes



Master Bedroom



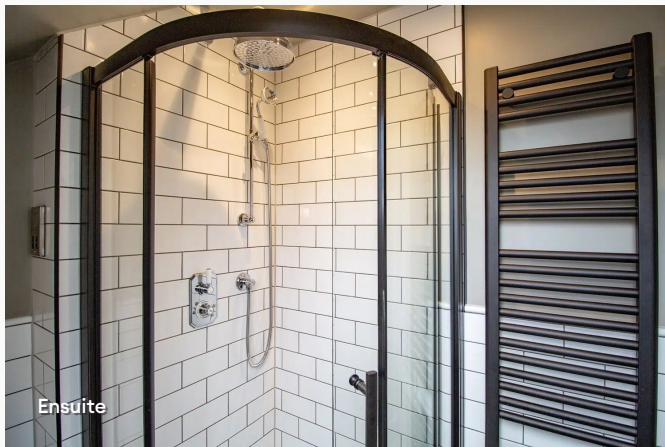
Master Bedroom



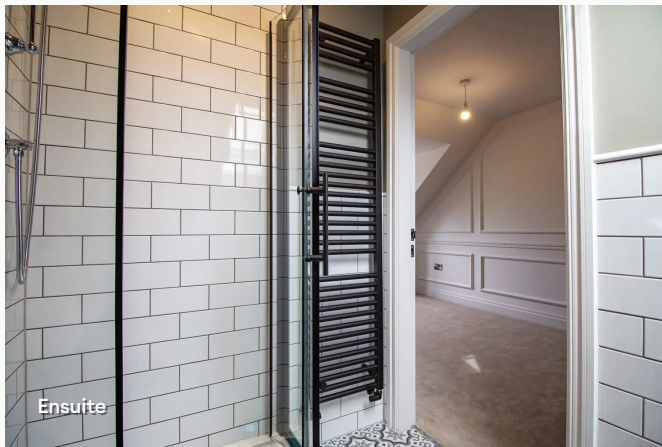
Master Bedroom



Ensuite



Ensuite



Ensuite



Bedroom Two



Bedroom Two



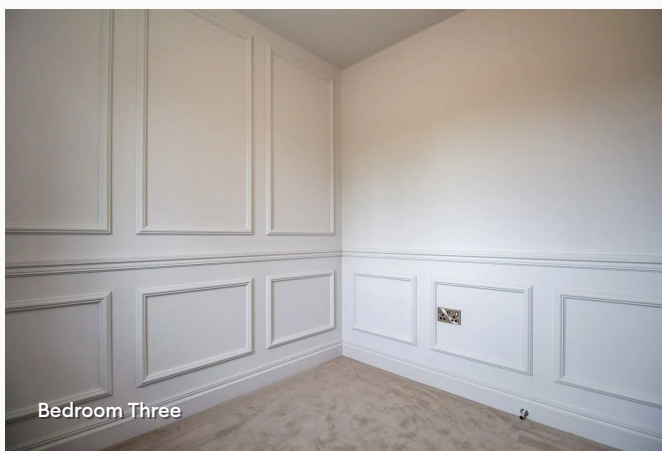
Bedroom Two



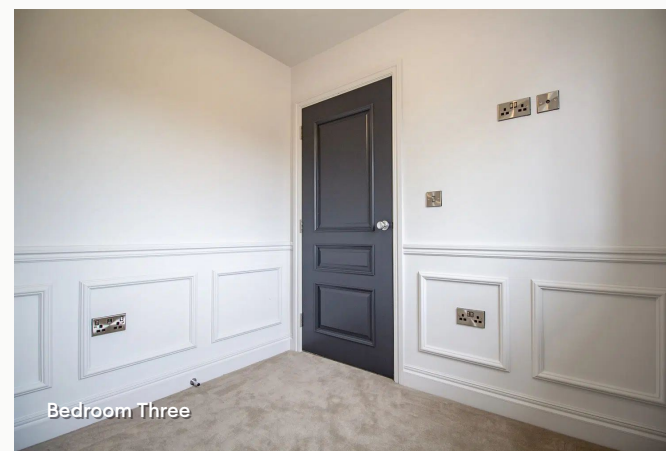
Bedroom Two



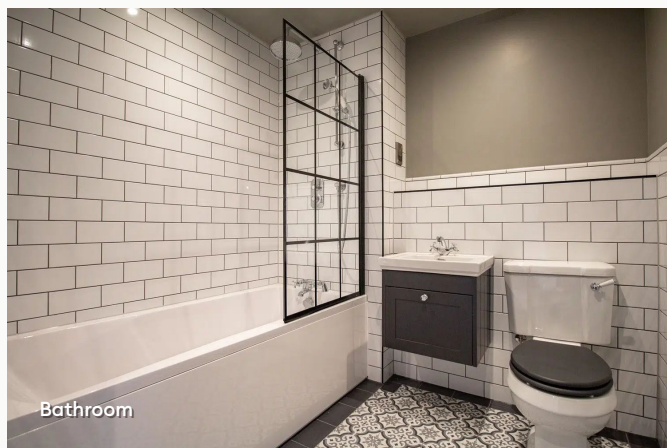
Bedroom Three



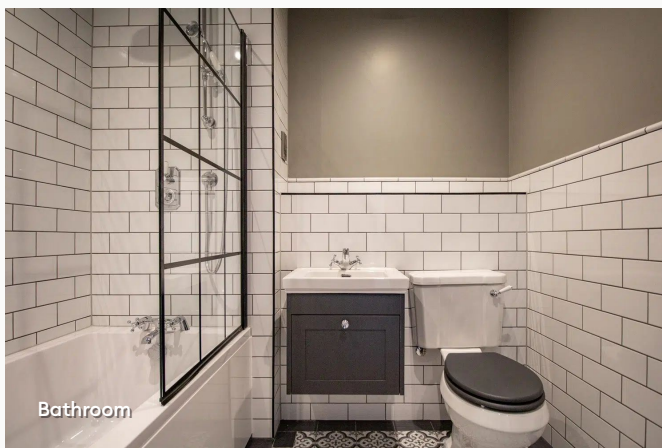
Bedroom Three



Bedroom Three



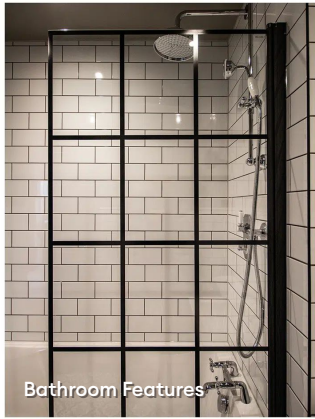
Bathroom



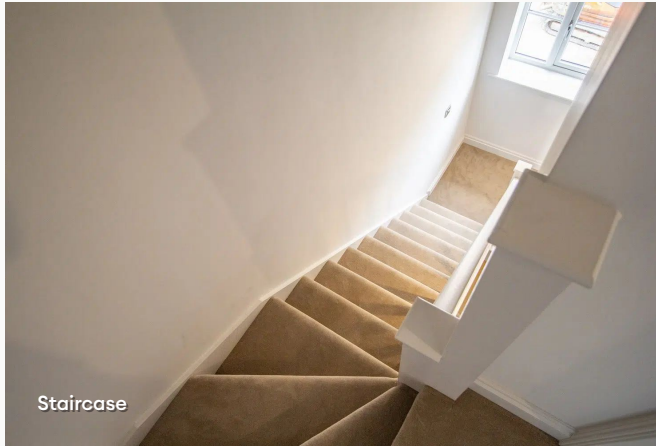
Bathroom



Bathroom



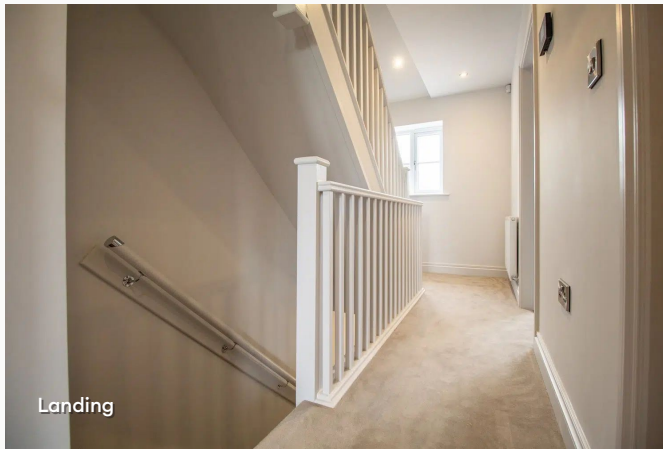
Bathroom Features



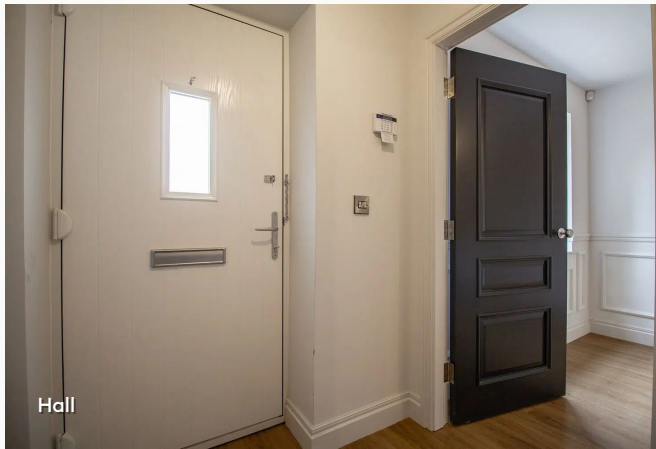
Staircase



Landing



Landing



Hall



Wardrobe / House



Garden



Garden



Entrance

**Available**  
From 29/08/2026

**Comes**  
Unfurnished

**Bedrooms**  
3

**Receptions**  
1

**Bathrooms**  
2

**Parking**  
Allocated

**Postcode**  
LE13 0LY

**Rent**  
£1,495 pcm

**Deposit**  
£1,720

**EPC**  
Ordered

**Council Tax Band**  
Ask Agent

**ID**  
#20136

**Updated**  
21/08/2026

**View online**  
Scan QR code



GROUND FLOOR  
32.2 sq.m. (346 sq.ft.) approx.



1ST FLOOR  
31.9 sq.m. (344 sq.ft.) approx.



2ND FLOOR  
19.1 sq.m. (206 sq.ft.) approx.



# *Have a property like this? Let's work together.*

From finding the right tenant to looking after your property once they move in, Huntleys provides experienced, local support throughout the letting process. We combine professional marketing and careful tenant selection with straightforward advice, responsive management and a close eye on compliance.

Choose the level of help that suits you – from a one-off tenant-find service to rent collection or complete property management. However involved you want to be, our aim is simple: to protect your property, look after your tenants and make being a landlord easier.



## **HUNTLEYS ESTATE AGENTS LIMITED**

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Local knowledge. Professional care.

# Huntleys



These particulars are intended as a guide and do not form part of an offer or contract. We take reasonable care to ensure the information provided is accurate; applicants should verify any matter important to their decision before committing to a tenancy. Measurements are approximate and taken to the widest point.