







A beautifully presented three-bedroom semi-detached home, ideally situated in the heart of the sought-after market town of Ashby-de-la-Zouch.

Built by the well-regarded Crest Nicholson, this impressive property showcases modern design, high-quality finishes and generous living spaces, making it perfectly suited to first-time buyers and young families alike.

Upon entering, you are welcomed into a nice sized hallway giving access to the lounge, kitchen/dinner and cloak room.

It benefits from a bright and airy living area. The contemporary kitchen/diner is both stylish and functional and ample room for dining and entertaining.

Outside, the property continues to impress with a spacious landscaped rear garden and tandem off road parking.

Early viewing is highly recommended.

Ashby-de-la-Zouch is a charming and historic English market town, celebrated for its rich heritage and welcoming atmosphere. Famous for its medieval castle ruins and characterful architecture, the town blends historic appeal with modern-day amenities. A variety of independent shops, cafés and traditional pubs line the attractive streets, fostering a vibrant community feel, all conveniently located just moments away from Jersey Drive.



**ABODE**  
SALES & LETTINGS



## The description

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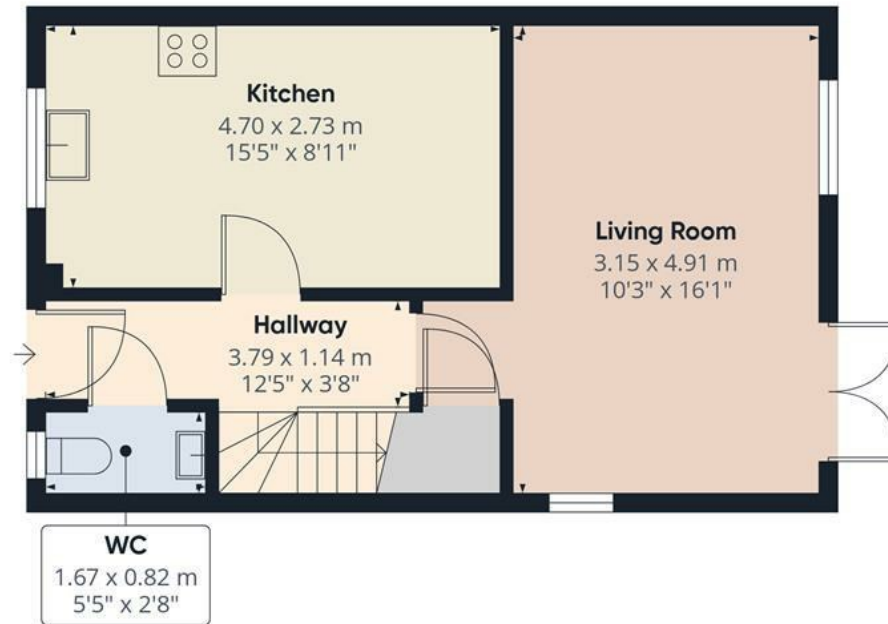




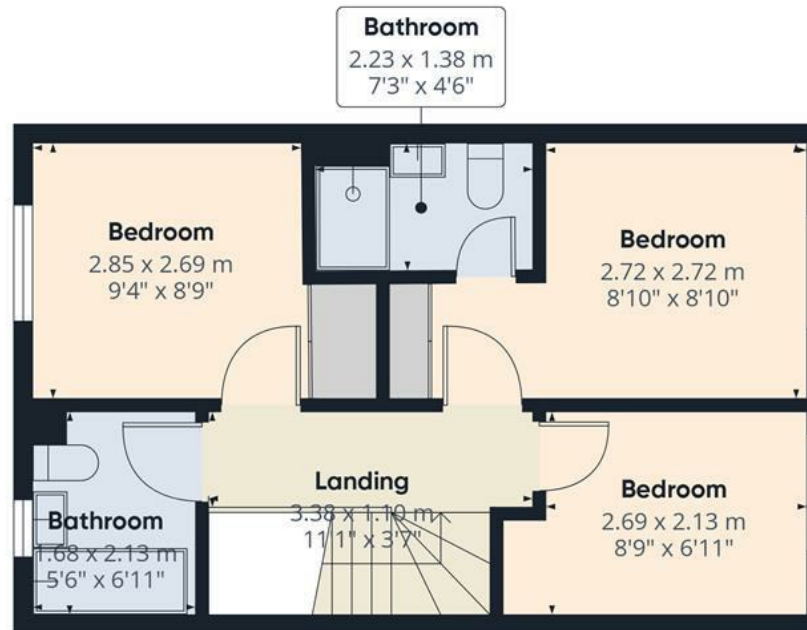








Floor 0



Floor 1

Approximate total area<sup>(1)</sup>

79 m<sup>2</sup>

850 ft<sup>2</sup>

(1) Excluding balconies and terraces

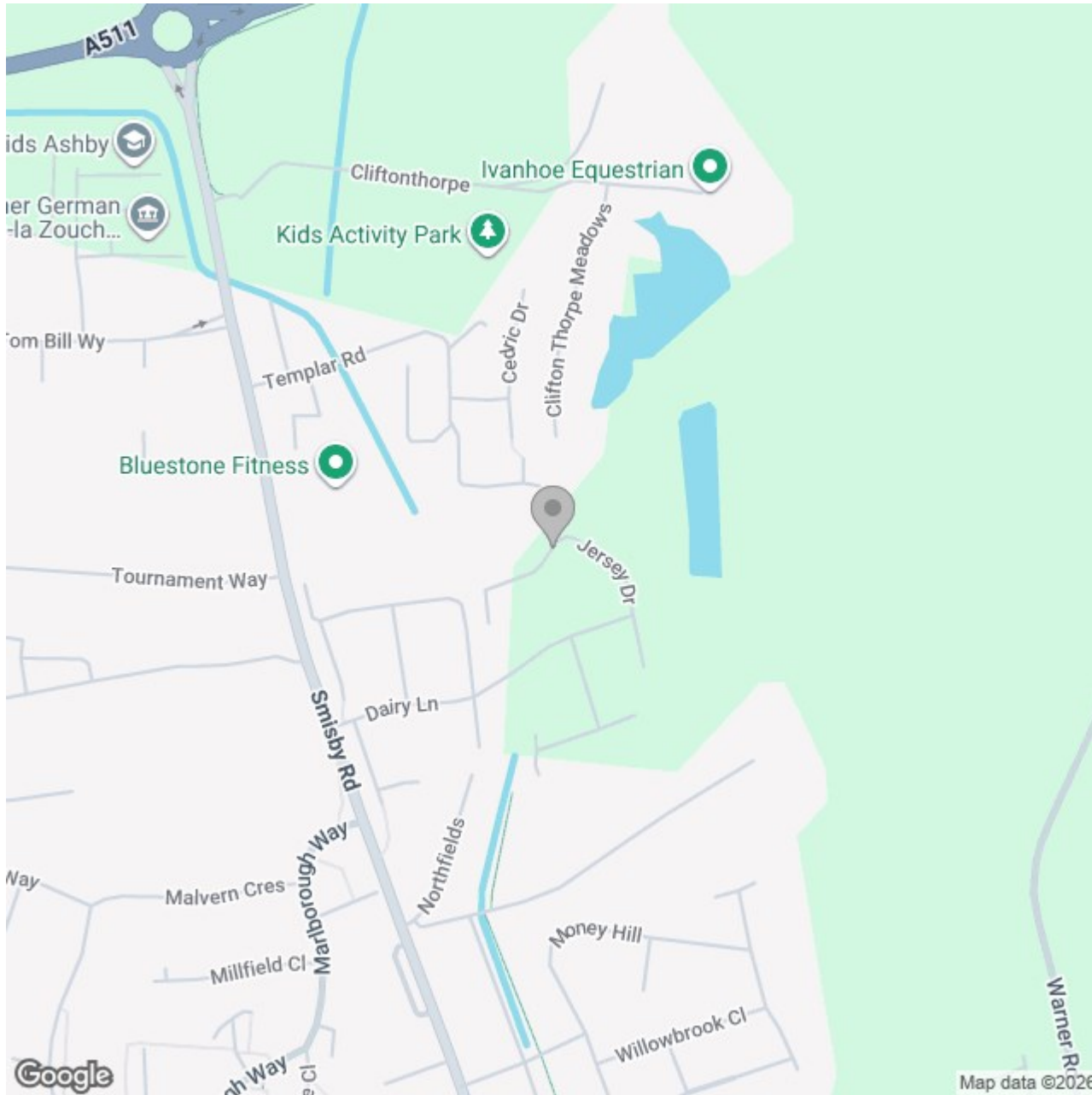
Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360









## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>96</b>
(81-91) <b>B</b>	<b>84</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>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 