

Hewer Drive, Castle Gresley, Swadlincote, DE11 9FX

£240,000

Council Tax Band: C



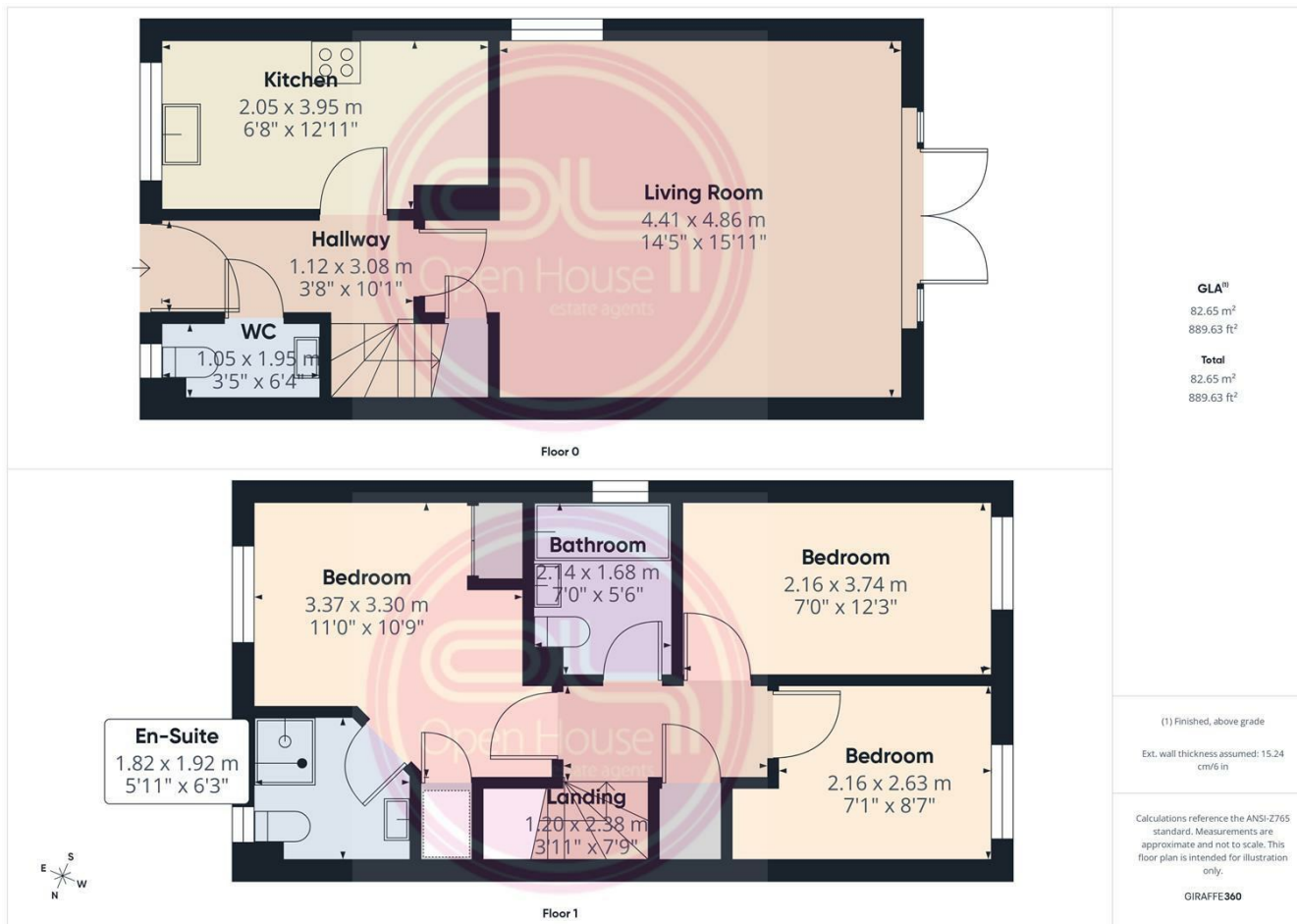
Attention first time buyers!! Welcome to this immaculately presented three-bedroom semi-detached property which is situated on the highly desirable Manorfields Development in Castle Gresley. The property has been especially well-maintained and improved throughout, perfect and ready to move into.

The home is in catchment for sought-after schools, and benefits from fantastic transport links for the M42, A511 and A38, and is near to the town centres of Swadlincote Ashby-de-la-Zouch, and Burton on Trent.

In brief the property comprises entrance hallway, kitchen, downstairs WC, living room, three bedrooms including the master with en-suite, and family bathroom. Outside, the property benefits from a landscaped plot with parking to the front, a detached garage and a good-sized garden to the rear. Viewings are recommended to appreciate the overall condition of the property.



Open House Burton & Swadlincote



| Energy Efficiency Rating | | Current | Potential |
|---|----------|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) | A | | 95 |
| (81-91) | B | 83 | |
| (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 | |