



## 31 Station Road, Kegworth, DE74 2FQ

£925 PCM

- 2 Double bedrooms
- Close to the M1
- Local amenities closely
- Gas Central Heating
- Close to Amazon
- Garden with storage
- Open plan living space
- Good transport links
- Close to East Midlands Airport
- On street parking

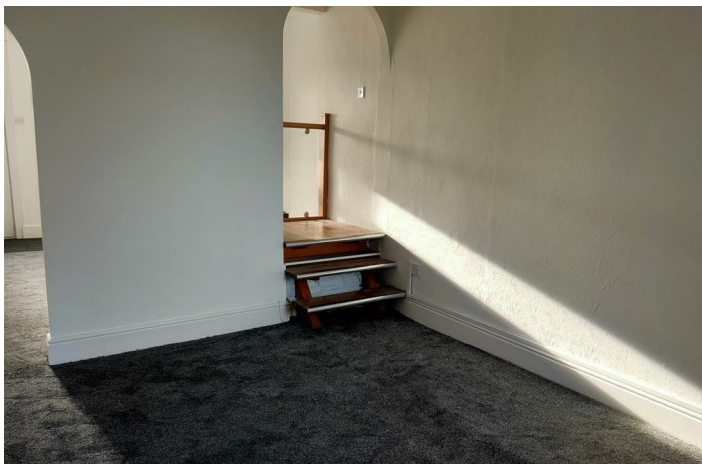
# 31 Station Road, Kegworth DE74 2FQ

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There is a garden to the rear and parking is on street.



Council Tax Band: B



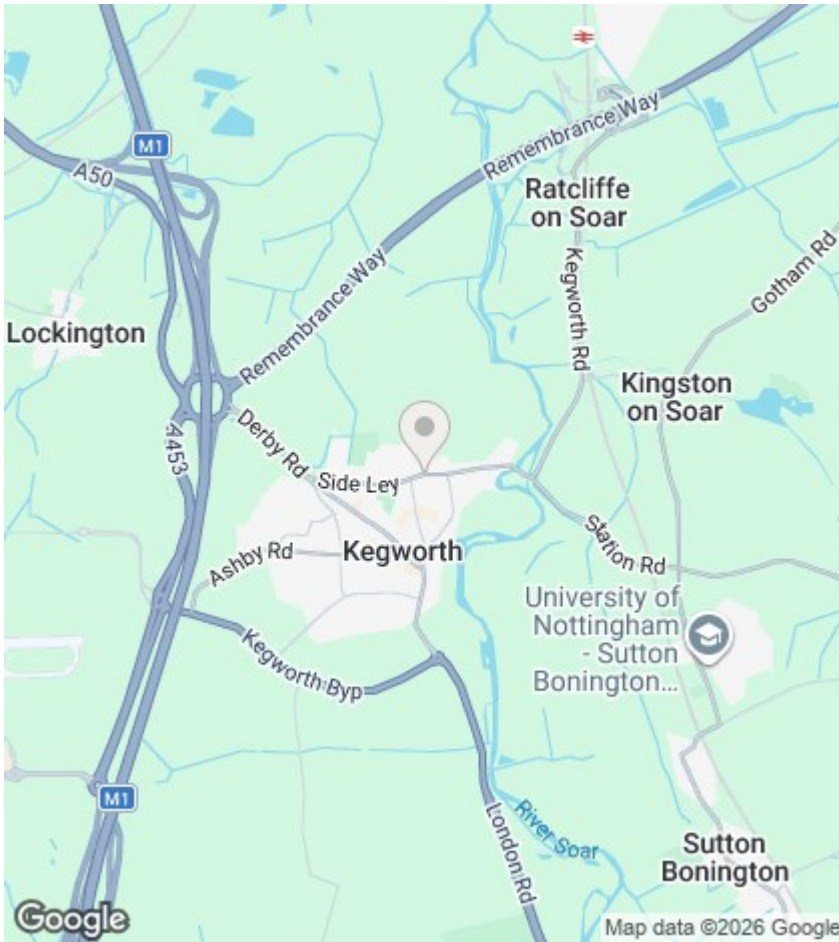
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The property is located in the popular village of Kegworth. With excellent transport links, it is within commuting distance of Nottingham, Derby, Leicester and London, with regular trains to St. Pancras from East Midlands Parkway railway station and close to the M1 motorway. It is also conveniently located for Donington Park Motorsport Circuit and Nottingham East Midlands Airport.







## Directions

## Viewings

Viewings by arrangement only. Call 01509 674140 to make an appointment.

## EPC Rating:

E

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			<b>86</b>
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>		<b>49</b>	
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 