



**New Street, Asfordby, Melton Mowbray, LE14 3SG**  
**£180,000**

2 1

A delightful two-double-bedroom end-terrace home offering generous outdoor space and a standout fully serviced summerhouse ideal for work, leisure, or guest use. With a welcoming living room, separate dining area, modern kitchen, and a landscaped garden set on one of the largest plots in the terrace row, this property delivers space, versatility, and a fantastic Asfordby location.

- Two Double Bedrooms
- Village Location
- Garden Room
- Potential Annex
- Large Landscaped Garden
- Two Reception Rooms




Floor Area: 721 sq. ft.

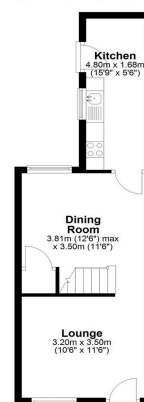
Tenure: Freehold

Service Charge: £ per annum

Ground Rent: £ per annum

Energy Efficiency Rating		
	Current	Potential
<b>Very energy efficient – lower running costs</b>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	52	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<b>Not energy efficient – higher running costs</b>		
<b>England &amp; Wales</b>		
		EU Directive 2002/91/EC 

Ground Floor  
Approx. 33.0 sq. metres (355.4 sq. feet)



First Floor  
Approx. 28.8 sq. metres (309.5 sq. feet)



Total area: approx. 61.8 sq. metres (664.9 sq. feet)