

Station Road, Woodville, Swadlincote, DE11 7DY

Asking Price £210,000

Council Tax Band: B



This beautifully presented three-bedroom semi-detached home occupies a pleasant position in Woodville, with a generous rear garden and an attractive open outlook towards the surrounding countryside.

The accommodation has been thoughtfully finished in a smart, contemporary style and includes an inviting entrance hallway, modern fitted kitchen and an impressive living room featuring a media wall and French doors opening directly onto the garden. Upstairs are two comfortable bedrooms, a versatile third bedroom currently arranged as a home office and a stylish family bathroom.

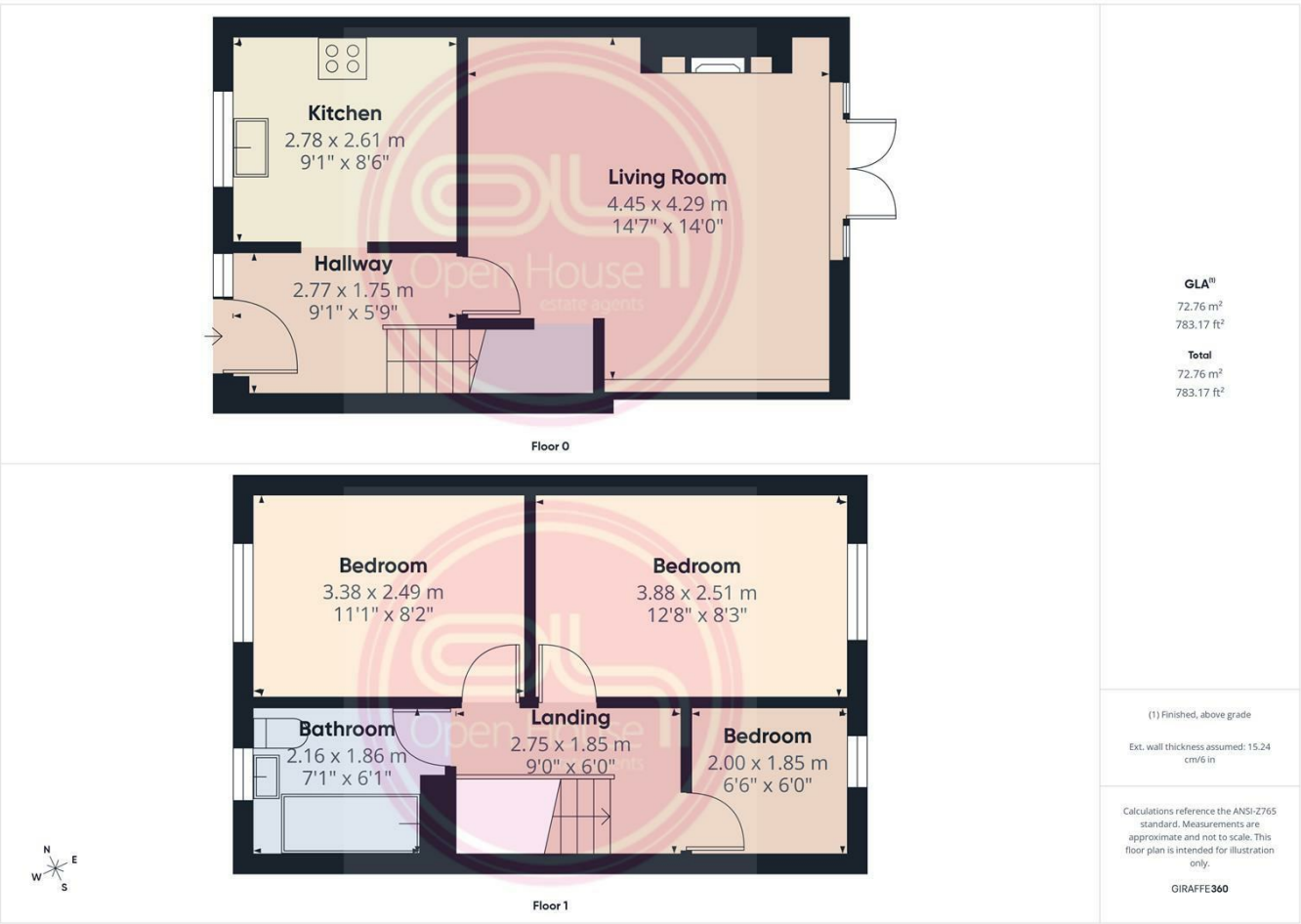
Outside, the property benefits from a lawned frontage, driveway parking and a particularly generous enclosed rear garden. This is an ideal home for first-time buyers, couples or young families seeking a well-maintained property with good outdoor space.

Location

The property is situated in Woodville, within convenient reach of local shops, schools and everyday amenities. Nearby Swadlincote offers a broader selection of shopping, leisure and dining facilities, while the area is also well placed for access towards Burton upon Trent, Ashby-de-la-Zouch and the surrounding road network.



Open House Burton & Swadlincote



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	70	78
EU Directive 2002/91/EC		