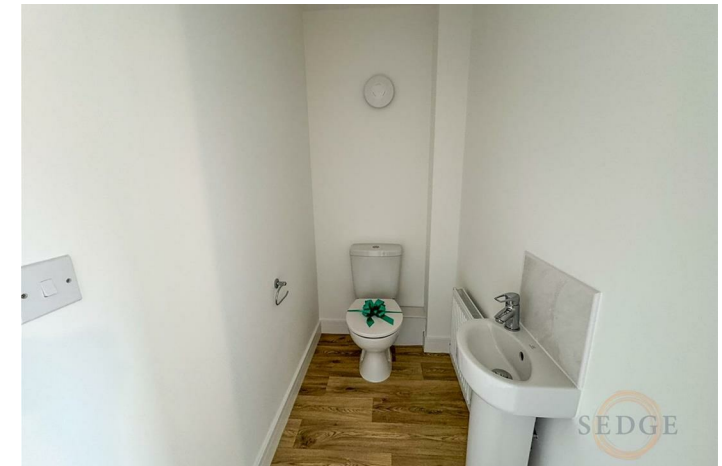




7 EMERSON CLOSE SPALDING, PE11 3AJ

£995 PER MONTH

Nestled in the charming area of Millfield, Spalding Common, this delightful semi-detached house is a remarkable new build, completed in 2025. Offering a modern and stylish living space, this property is perfect for those seeking comfort and convenience in a tranquil setting.

The house features a well-designed layout, comprising two inviting bedrooms that provide ample space for relaxation and rest. The single reception room is a versatile area, ideal for entertaining guests or enjoying quiet evenings at home. The property also includes a contemporary bathroom, designed with modern fixtures to enhance your daily routine.

One of the standout features of this home is the provision for parking, accommodating up to two vehicles, which is a significant advantage in today's busy world. The new build status ensures that you will benefit from the latest construction standards and energy efficiency, providing peace of mind and lower utility bills.





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	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Spalding Office Lettings
11 The Crescent
Spalding
Lincolnshire
PE11 1AE

01775 713 888
enquiries@sedge-homes.com
www.sedge-homes.com

