

# Hugglescote Grange

## 2 BEDROOM HOUSE—

Plots— 177, 178

**&Trent  
Dove**

Transforming Homes,  
Lives & Communities



### 2 Bedroom House—

Living Room 4.6m x 5.0m

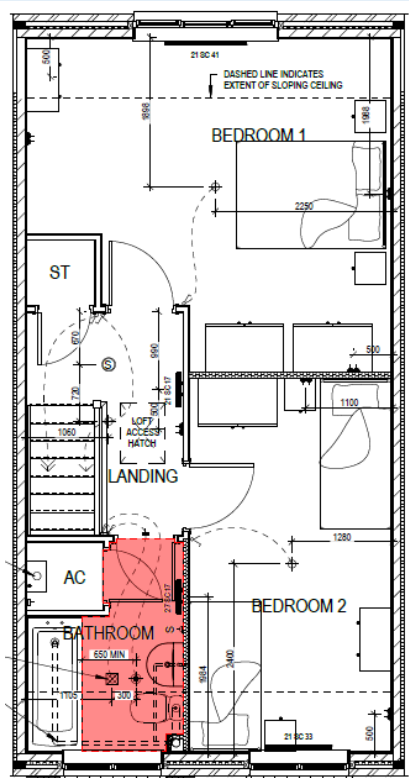
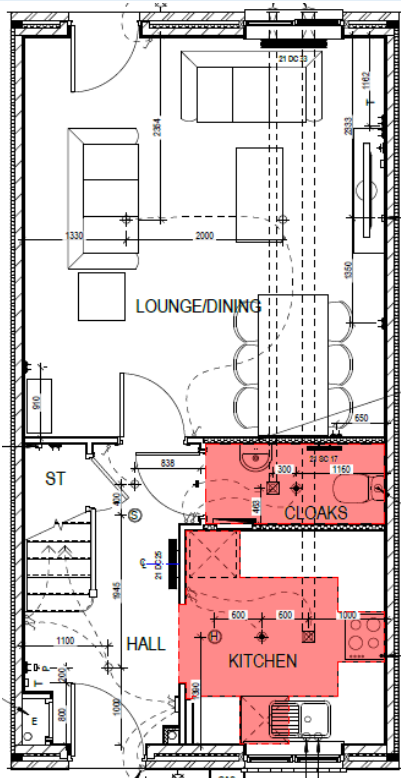
Bedroom 1 4.6m x 4.2m

Bedroom 2 2.4m x 4.5m

Total Floor area 83m<sup>2</sup>

Please note: all dimensions are taken from the widest and longest points of each room.

All measurements are approximate



### Included as standard

- ◆ Fitted kitchen with oven, hob & extractor
- ◆ Bathroom with shower over bath
- ◆ Double glazed windows
- ◆ Carpets & flooring throughout
- ◆ Gas Central Heating
- ◆ Turfed rear garden
- ◆ Parking

**For further details contact our shared ownership team on:**

**01283 528528**

or email: [sharedownership@trentanddove.org](mailto:sharedownership@trentanddove.org)

Please note all images are for illustrative purposes only; external finishes, including roof tile colours, brick, stone, render and landscaping may vary. Trent & Dove reserves the right to alter and change certain aspects of the property. All dimensions are approximate and should not be used for carpet sizes, appliance spaces and furniture.

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## 3 BEDROOM HOUSE—

### Plots— 179

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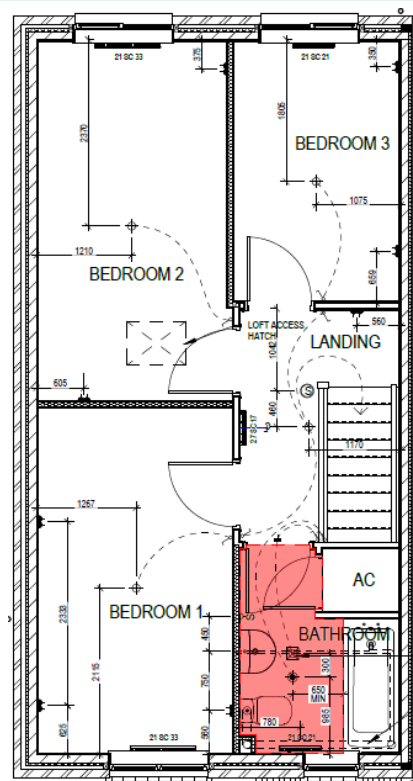
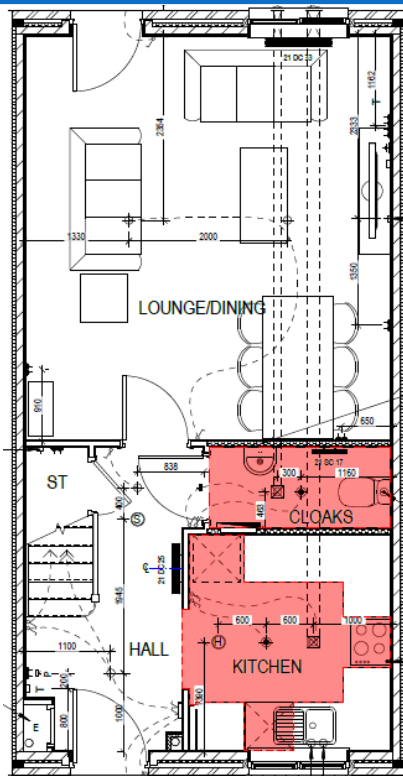


#### 3 Bedroom House—

Living Room	3.5m x 4.4m
Bedroom 1	2.4m x 4.4m
Bedroom 2	2.4m x 4.5m
Bedroom 3	2.4m x 3.3m
Total Floor area	84m <sup>2</sup>

Please note: all dimensions are taken from the widest and longest points of each room.

All measurements are approximate



#### Included as standard

- ◆ Fitted kitchen with oven, hob & extractor
- ◆ Bathroom with shower over bath
- ◆ Double glazed windows
- ◆ Carpets & flooring throughout
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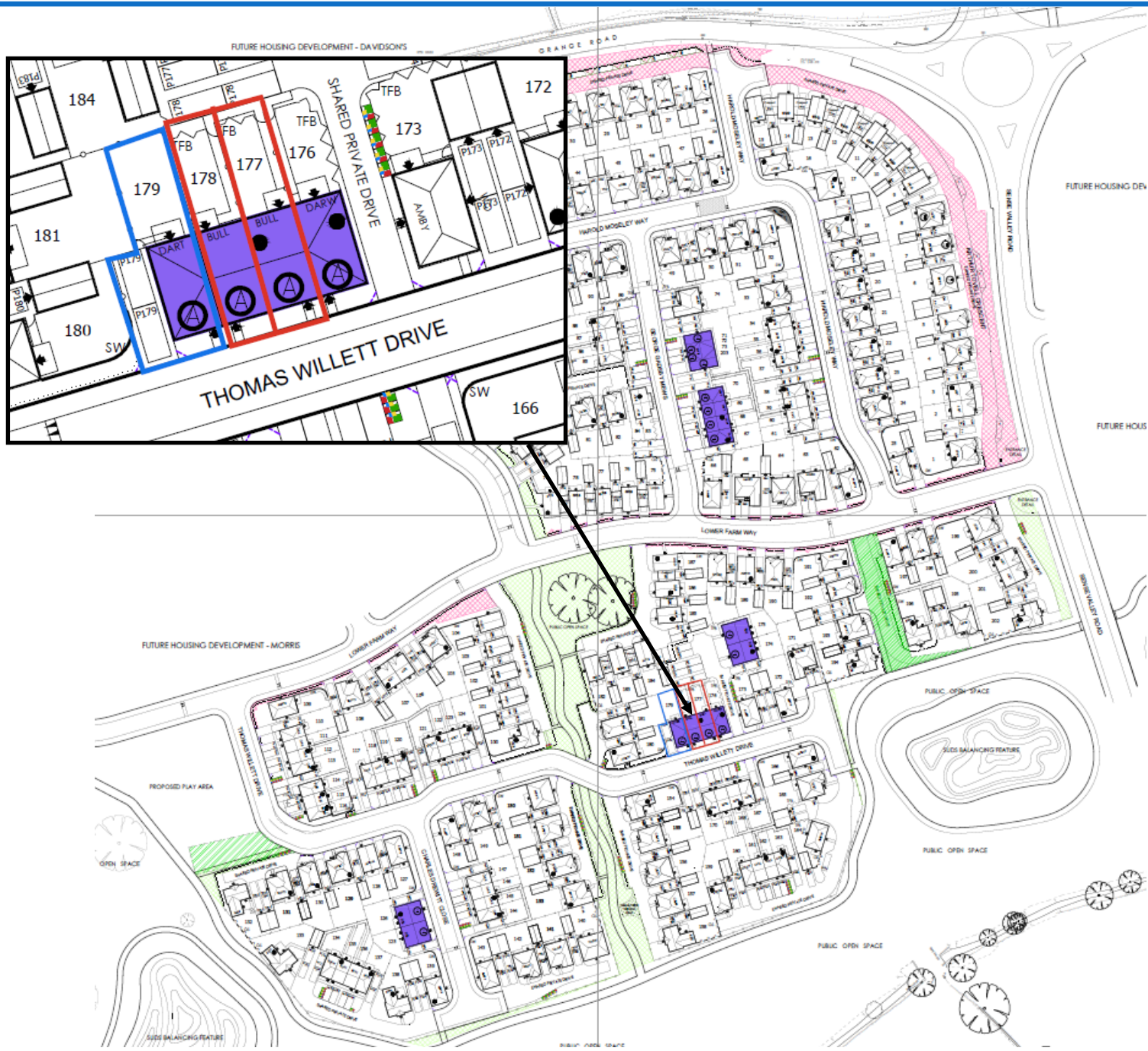
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## Site Plan



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House Type	Plot Numbers	Key
2 bed—	177, 178	<span style="color: red;">—</span>
3 bed—	179	<span style="color: blue;">—</span>

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Plot	House type	Address	Available	100% Price	25% share	Monthly Rent	50% Share	Monthly Rent	Monthly Service Charge
177	2 Bedroom Mid Terrace	41 Thomas Willet Drive Coalville LE67 2NH	Jul-26	£230,000	£57,500	£395.31	£115,000	£263.54	£21.33
178	2 Bedroom Mid Terrace	39 Thomas Willet Drive Coalville LE67 2NH	Jul-26	£230,000	£57,500	£395.31	£115,000	£263.54	£21.33
179	3 Bedroom End Terrace	37 Thomas Willet Drive Coalville LE67 2NH	Jul-26	£270,000	£67,500	£464.06	£135,000	£309.38	£16.66

Our new developments are advertised from 25% however, other shares are available, subject to affordability.

Please speak to a member of the sales team for further information

***For further details contact our shared***

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