

Linton Road, Castle Gresley, Swadlincote, DE11 9HS

Offers Over £200,000

Council Tax Band: A



This beautifully presented three-bedroom semi-detached home combines period character with modern updates, creating a well-balanced and highly appealing living space. Neutrally decorated throughout, the property benefits from high coved ceilings, generous room proportions, and an abundance of natural light.

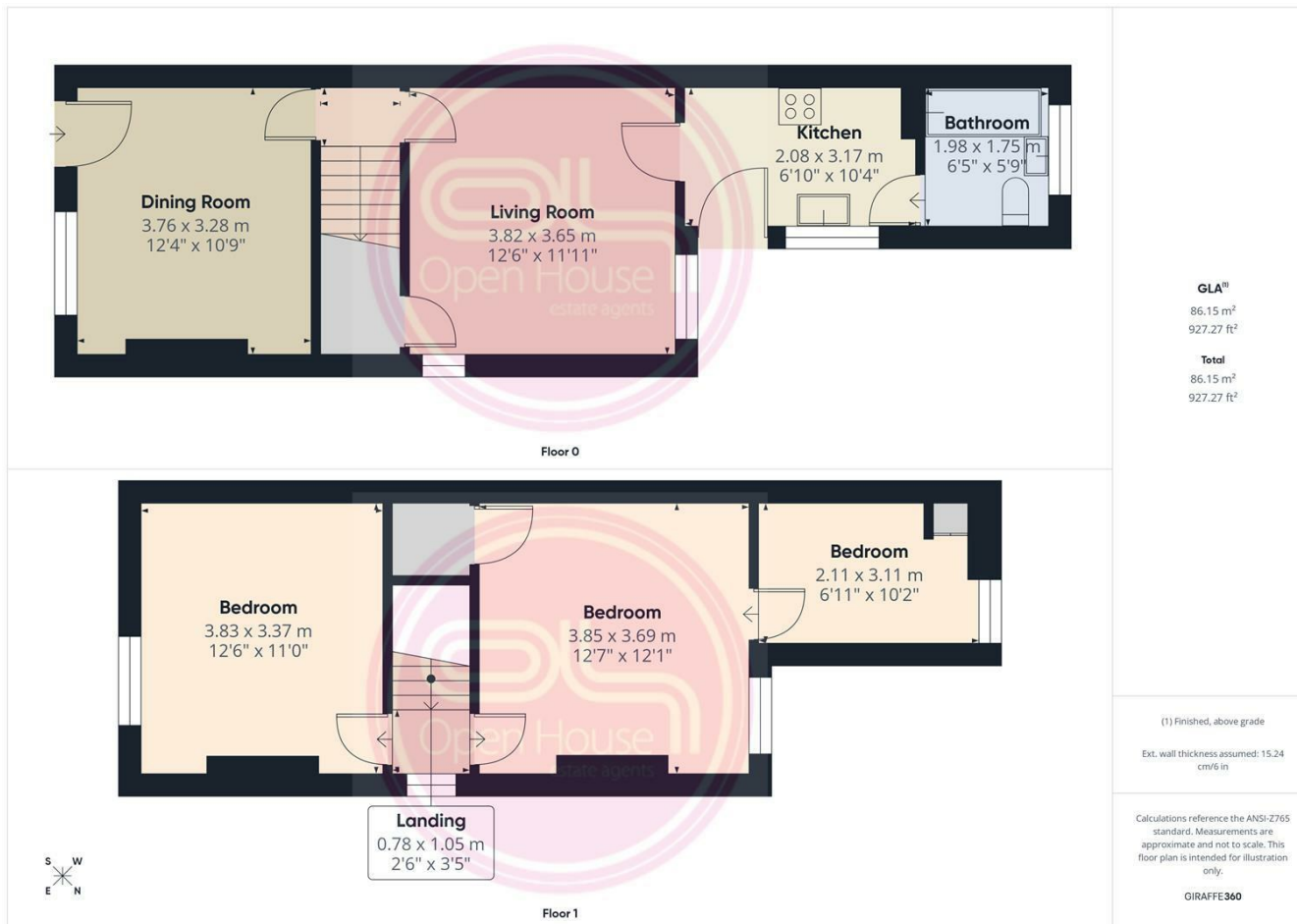
Internally, the home offers two spacious reception rooms, while externally it enjoys attractive countryside views and a useful brick-built outbuilding. Overall, this is a fantastic opportunity to acquire a charming home within a sought-after and well-connected location.

### Location

Situated within a desirable residential setting, the property benefits from excellent access to local amenities, well-regarded schools, and public transport links. The area is particularly popular with families, offering a strong sense of community alongside nearby parks, as well as a variety of walking and cycling routes through the national forest.



Open House Burton & Swadlincote



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		79
(55-68)	D	55	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	