

Chestnut, Dalby Gate Station Lane, Old Dalby, Melton Mowbray, LE14 3ND
Asking price £365,000
Council Tax Band: New Build

H&H
BESPOKE



Coming autumn 2026 a brand-new development located in the picturesque village of Old Dalby. Dalby Gate has an exclusive collection of two, three and four bedroom beautifully designed homes, designed and built by Pelham Homes and Norse Homes.

This spacious three-bedroom detached home includes a single garage and offers well-designed living throughout.

Step into the welcoming entrance lobby, which leads to a comfortable lounge and a generous open-plan kitchen/dining area. French doors open onto an enclosed rear garden, perfect for entertaining or relaxing outdoors. A convenient downstairs cloakroom and a separate utility room add practicality and extra space.

Upstairs, you'll find two double bedrooms and one single bedroom. The main bedroom benefits from its own ensuite, while a stylish family bathroom serves the remaining rooms.



13 Sherrard Street, Melton Mowbray, Leicestershire, LE13 1XH
0333 242 3760
Beth@houseandhomebespoke.co.uk

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	