



Fenton Close, Measham, Swadlincote, Derbyshire **£220,000**





YOUR MOVE





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**£220,000**

### Property Description

This is a lovely spacious family home situated in a great location. This property briefly comprises of:- Entrance lobby area, spacious lounge dining room and modern fitted kitchen with integrated appliances including, dishwasher, waste disposal unit and fridge freezer. There are three bedrooms, one bedroom is currently being used as a dining room and a modern family bathroom with spa bath. Outside there is a sweeping driveway providing off road parking for at least four vehicles, a detached garage with workshop and rear garden. Viewing is highly recommended to appreciate the accommodation on offer which is offered for sale with no upward chain. A copy of the EPC will be available on request. EPC grade D.

### Our View

This offers good family spacious accommodation in a good location it is in a cul-de-sac so there is no through traffic and viewing is highly recommended. Please contact Your Move to arrange an early viewing.

### Location

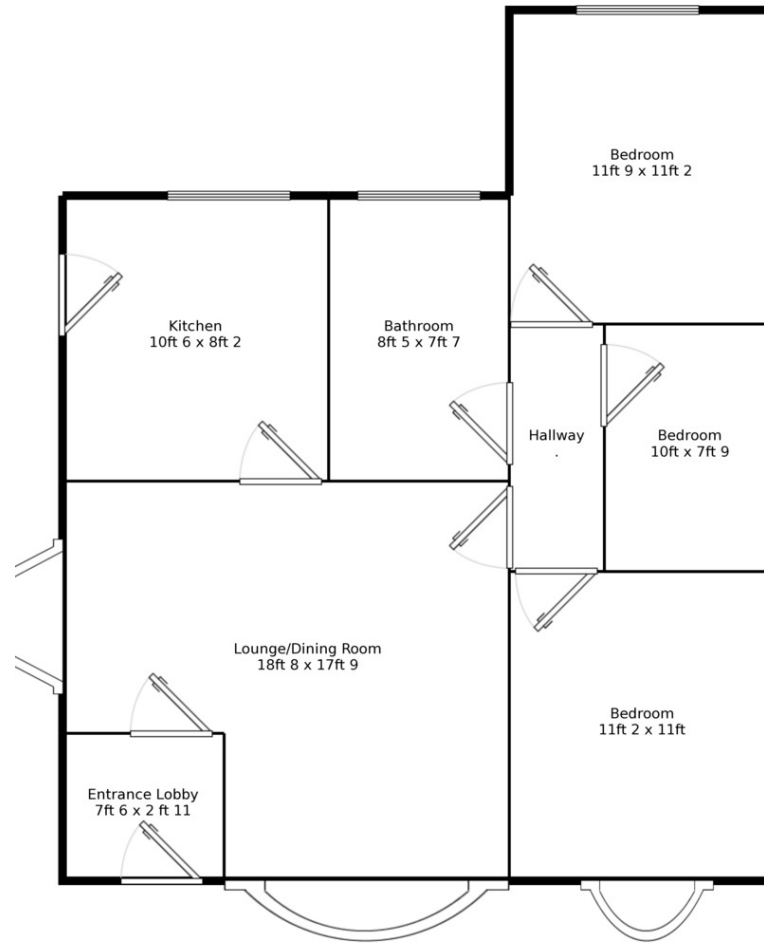
This property is situated close to Measham town centre which provides all local amenities. The property is within walking distance to the shops and schools and is close to local bus routes. Swadlincote town centre is approximately five miles away.



**EPC Rating D**

**For full EPC please contact the branch**

Ground Floor



Measurements are approximate. Not to scale. For illustrative purposes only.

IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller.

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